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**Station Road | Walsall | WS9 0BW**

**£350,000**

**Webbs**  
estate agents



# Summary

\*\* NO UPWARD CHAIN \*\* EXTENDED SEMI DETACHED HOUSE \*\* DECEPTIVELY SPACIOUS \*\* WELL MAINTAINED \*\* INTERNAL VIEWING ADVISED \*\* FOUR BEDROOMS \*\* FAMILY BATHROOM \*\* WC \*\* KITCHEN \*\* LIVING ROOM \*\* DINING ROOM \*\* DRIVEWAY AND GARAGE \*\* REAR PORCH \*\* PRIVATE REAR GARDEN WITH VEHICLE ACCESS STORAGE \*\* UPVC DOUBLE GLAZING \*\* GAS CENTRAL HEATING \*\* POPULAR AND CONVENIENT LOCATION CLOSE TO SCHOOLS, SHOPS AND AMENITIES \*\*

Webbs Estate Agents have pleasure in offering this extended semi detached home in Walsall Wood having been maintained to a good standard throughout and sold with NO UPWARD CHAIN. The property is situated in a popular and convenient location, being close to all local amenities, shops and schools. Briefly comprising on the ground floor : entrance porch, reception hallway , Living Room, dining room, kitchen, rear porch and WC. The first floor landing leads to four bedrooms and a family bathroom. Externally there is a block paved driveway, garage and an enclosed garden to the rear with vehicle access and storage. For a viewing call us on 01922 288800.

# Key Features

- NO UPWARD CHAIN
- 4 BEDROOMS
- DINING ROOM
- REAR PORCH & WC
- GARDENS
- EXTENDED SEMI DETACHED
- LIVING ROOM
- KITCHEN
- PARKING, GARAGE & REAR ACCESS STORAGE
- EARLY VIEWINGS ADVISED

# Rooms and Dimensions

ENTRANCE PORCH

HALLWAY

LIVING ROOM

11'0" x 13'9" (3.36 x 4.21)

DINING ROOM

10'7" x 13'9" (3.23 x 4.20)

KITCHEN

6'3" x 11'9" (1.93 x 3.6)

REAR PORCH

WC

FIRST FLOOR LANDING

BEDROOM ONE

15'5" x 8'5" (4.7 x 2.59)

BEDROOM TWO

10'4" x 9'7" (3.15 x 2.94)

BEDROOM THREE

11'6" x 5'7" (3.52 x 1.72)

BEDROOM FOUR

8'7" x 10'2" (2.63 x 3.11)

FAMILY BATHROOM

5'10" x 6'8" (1.798 x 2.04)

OUTSIDE

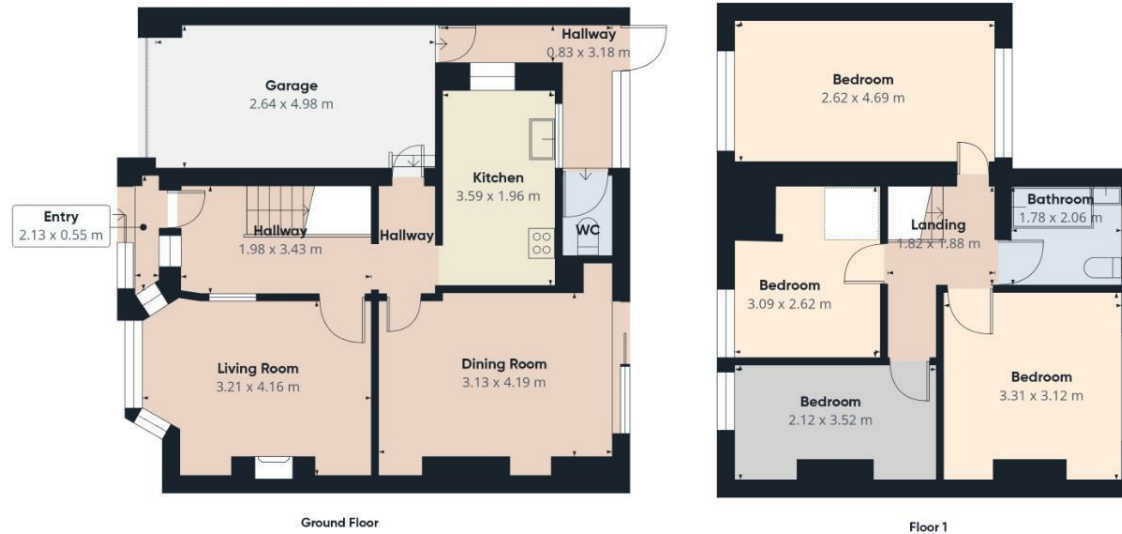
REAR ACCESS

Identification Checks









Approximate total area<sup>(1)</sup>  
104.3 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.

