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Castle Street | Walsall | WS8 7PY

£165,000

 **Webbs**
estate agents

Summary

** NO UPWARD CHAIN ** MID TERRACE HOUSE ** DECEPTIVELY SPACIOUS ** REQUIRES UPDATING ** TWO FIRST FLOOR BEDROOMS ** KITCHEN ** DINING ROOM ** LIVING ROOM ** FAMILY BATHROOM ** FRONTAGE LAID TO PAVING FOR PARKING ** PRIVATE REAR GARDEN ** UPVC DOUBLE GLAZING ** GAS CENTRAL HEATING ** POPULAR AND CONVENIENT LOCATION CLOSE TO SCHOOLS , SHOPS AND AMENITIES ** EARLY VIEWING ADVISED **

Webbs Estate Agents have pleasure in offering, with NO UPWARD CHAIN, this 2 bedroom mid terrace home, requiring updating. 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 hall , Living Room, kitchen, Dining room. The first floor landing leads to two bedrooms and a family bathroom. Externally there is a frontage laid to paving for parking, and an enclosed garden to the rear. For a viewing please call 01922 288800.

Key Features

- NO UPWARD CHAIN
- 2 BEDROOMS
- KITCHEN
- LIVING ROOM
- UPVC DG & GCH
- MID TERRACE HOME
- PORCH, HALLWAY
- DINING ROOM
- FAMILY BATHROOM
- EARLY VIEWING ESSENTIAL

Rooms and Dimensions

ENTRANCE PORCH

HALLWAY

KITCHEN

13'11" x 5'10" (4.26 x 1.79)

DINING ROOM

10'7" x 9'9" (3.23 x 2.98)

LIVING ROOM

10'9" x 9'9" (3.29 x 2.98)

FIRST FLOOR LANDING

BEDROOM ONE

10'2" x 9'10" (3.10 x 3)

BEDROOM TWO

10'7" x 10'0" (3.25 x 3.07)

FAMILY BATHROOM

7'7" x 5'10" (2.32 x 1.8)

OUTSIDE

Identification Checks





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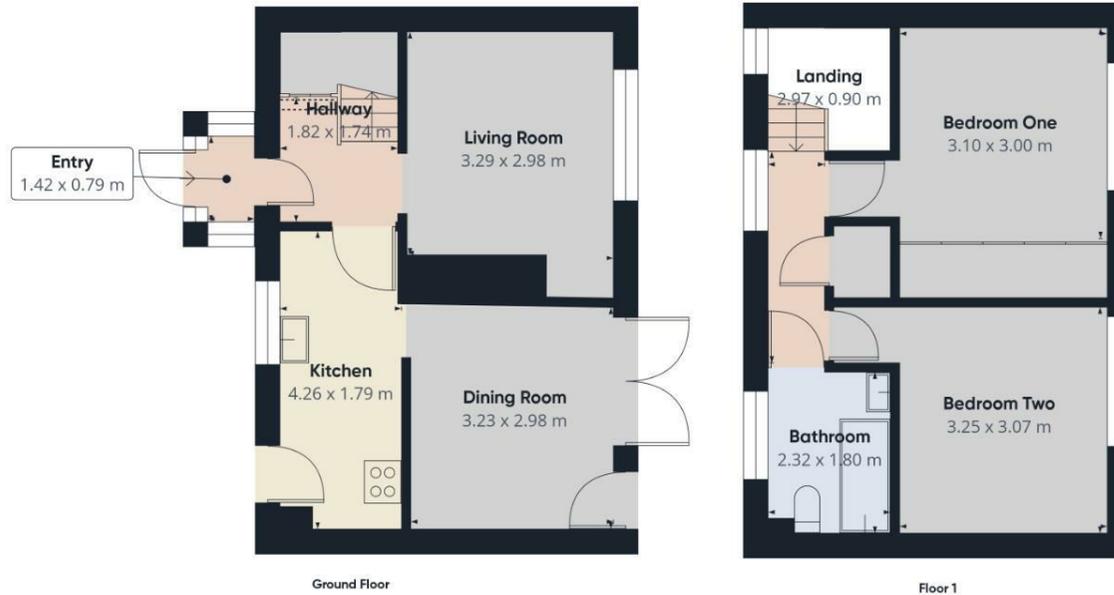
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Approximate total area⁽¹⁾
65.4 m²
Reduced headroom
0.1 m²

(1) Excluding balconies and terraces

Reduced headroom
----- Below 1.5 m

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.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
100-125 kWh/m ² /year A	100-125 kWh/m ² /year A	100-125 g/m ² /year A	100-125 g/m ² /year A
126-150 kWh/m ² /year B	126-150 kWh/m ² /year B	126-150 g/m ² /year B	126-150 g/m ² /year B
151-175 kWh/m ² /year C	151-175 kWh/m ² /year C	151-175 g/m ² /year C	151-175 g/m ² /year C
176-200 kWh/m ² /year D	176-200 kWh/m ² /year D	176-200 g/m ² /year D	176-200 g/m ² /year D
201-225 kWh/m ² /year E	201-225 kWh/m ² /year E	201-225 g/m ² /year E	201-225 g/m ² /year E
226-250 kWh/m ² /year F	226-250 kWh/m ² /year F	226-250 g/m ² /year F	226-250 g/m ² /year F
251-300 kWh/m ² /year G	251-300 kWh/m ² /year G	251-300 g/m ² /year G	251-300 g/m ² /year G
EU Directive 2002/91/EC	EU Directive 2002/91/EC	EU Directive 2002/91/EC	EU Directive 2002/91/EC
England & Wales	England & Wales	England & Wales	England & Wales