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Keble Grove | Walsall | WS1 3TB

£495,000

 **Webbs**
estate agents

Summary

** DETACHED PROPERTY ** VERY POPULAR RESIDENTIAL LOCATION ** CLOSE TO THE UNIVERSITY ** PORCH ** THROUGH HALLWAY ** LIVING ROOM ** DINING ROOM ** CONSERVATORY ** KITCHEN ** UTILITY ROOM ** GUEST WC ** FIVE BEDROOMS ** EN-SUITE TO MASTER BEDROOM ** FAMILY BATHROOM ** DOUBLE GARAGE (part converted) ** AMPLE PARKING ** GOOD SIZE REAR GARDEN ** EARLY VIEWING ESSENTIAL **

Webbs Estate Agents have pleasure in offering for sale this 5 bedroom detached family home located on a popular residential development, close to the University. Being close to amenities, schools, shops and commuter links. Briefly comprising: porch, through hallway, living room, dining room, conservatory, kitchen, utility and a guest WC. To the first floor, the landing leads to five bedrooms, with en suite to the master and a family bathroom. Externally there is ample driveway parking, a double garage (partitioned) and a large rear garden. EARLY VIEWING IS ADVISED!.

Key Features

- DETACHED FAMILY HOME
- SOUGHT AFTER AREA
- 5 BEDROOMS
- LIVING ROOM, DINING ROOM, CONSERVATORY
- DOUBLE GARAGE
- GREAT POTENTIAL
- CLOSE TO UNIVERSITY
- MASTER WITH EN SUITE
- KITCHEN, UTILITY,WC
- EARLY VIEWING ADVISED

Rooms and Dimensions

PORCH	EN SUITE
THROUGH HALLWAY	4'7" x 5'2" (1.4 x 1.6)
LIVING ROOM	BEDROOM TWO
17'6" x 11'8" (5.35 x 3.57)	9'11" x 11'2" (3.03 x 3.42)
DINING ROOM	BEDROOM THREE
11'0" x 11'3" (3.36 x 3.44)	8'10" x 8'11" (2.71 x 2.73)
KITCHEN	BEDROOM FOUR
14'0" x 9'6" (4.27 x 2.91)	7'8" x 8'11" (2.34 x 2.74)
UTILITY ROOM	BEDROOM FIVE
5'5" x 7'9" (1.67 x 2.37)	5'11" x 7'8" (1.81 x 2.34)
WC	FAMILY BATHROOM
PARTITIONED GARAGE / GYM	5'5" x 8'8" (1.67 x 2.66)
8'6" x 16'8" (2.6 x 5.09)	DOUBLE GARAGE
FIRST FLOOR LANDING	OUTSIDE
MASTER BEDROOM	Identification Checks
15'2" x 14'8" max (4.63 x 4.49 max)	







Approximate total area⁽¹⁾
159.1 m²

(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.

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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.

