



PATTISON STREET, WALSALL, WS5 4PD

FOR SALE
£199,950



Ground Floor

Entrance Hall

Enter the property via a uPVC/double glazed front door and having a ceiling light point, carpeted flooring, a carpeted stairway to the first floor and doors opening to the lounge and a storage cupboard.

Lounge

14' 10" max x 11' 10" (4.52m max x 3.61m)

Having a uPVC/double glazed bow window to the front aspect with a vertical blind fitted, a ceiling light point, wall lighting, a wall-mounted electric fire with a fireplace surround, carpeted flooring and a door opening to the kitchen.

Kitchen

15' 4" x 7' 1" (4.68m x 2.17m)

Being fitted with a range of wall, base and drawer units with solid wood worksurface over and having a uPVC/double glazed window to the rear aspect, a ceiling light point, a central heating radiator, a built-under electric oven with a four-burner gas hob and a stainless steel/glass chimney style extraction unit over, plumbing for a washing machine, space for an under-counter appliance, tiled splasbacks, under-stairs storage which houses the combination boiler and a door opening to the rear porch.

Rear Porch

Having a ceiling light point, a door opening to the downstairs WC and a uPVC/double glazed door to the rear aspect opening to the garden.

Downstairs WC

Having a uPVC/double glazed window to the side aspect, a WC, partly tiled walls and a ceiling light point.



First Floor

Landing

Having an obscured uPVC/double glazed window to the side aspect, a ceiling light point, a central heating radiator, carpeted flooring, doors to the three bedrooms and the family bathroom and access to the loft space which has a loft ladder and is partly boarded.

Bedroom One

8' 9" max x 12' 0" max (2.66m max x 3.65m max)

Having a uPVC/double glazed window to the front aspect, a ceiling light point and a central heating radiator.

Bedroom Two

10' 6" max x 9' 0" max (3.20m max x 2.74m max)

Having a uPVC/double glazed window to the rear aspect, a ceiling light point, a central heating radiator and a door opening to a storage cupboard.

Bedroom Three

7' 3" x 9' 1" (2.21m x 2.76m)

Having a uPVC/double glazed window to the rear aspect, a ceiling light point and a central heating radiator.

Bathroom

Having an obscured uPVC/double glazed window to the front aspect, a ceiling light point, a central heating radiator, a WC, a wash hand basin with a mixer tap fitted, PVC clad walls, vinyl flooring, an extraction unit and a bath with an electric shower over and a glass shower screen installed.

Outside

Front

Having a block-paved driveway, a lawn, a pathway leading to the front entrance which has a storm porch over and access to the rear of the property via a wooden side gate.

Rear

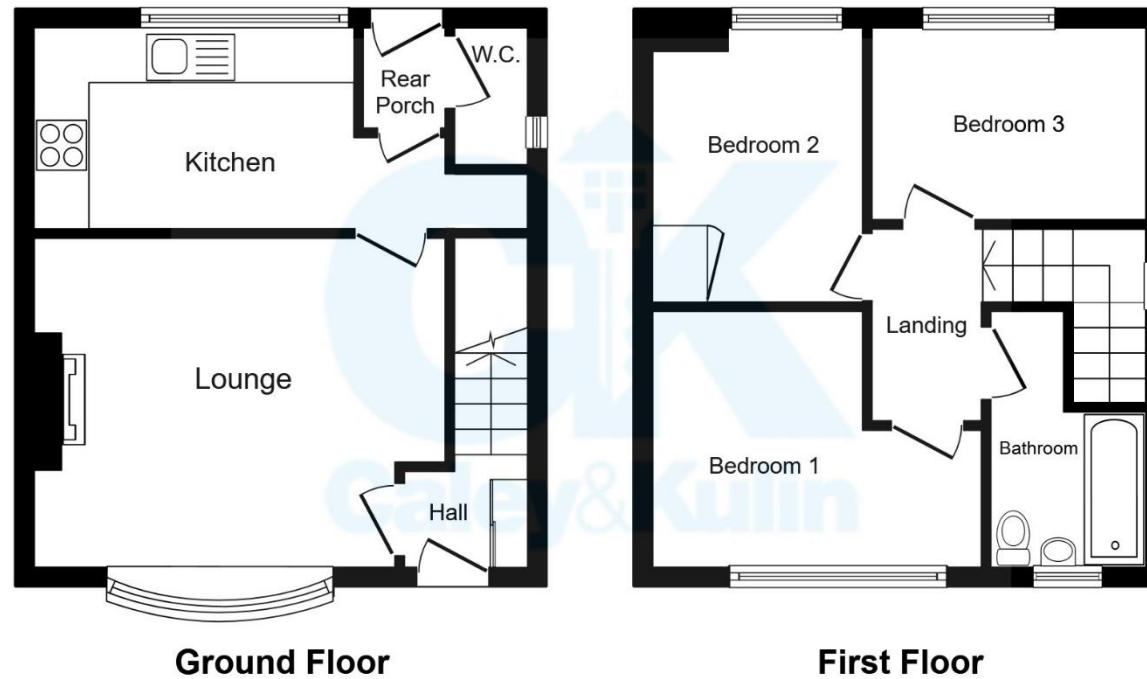
Being a large garden, which is mainly lawn and has a cold-water tap, a shed and access to the front of the property via a wooden side gate.







* A spacious, three-bedroom family home which has a large rear garden *



This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

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Council Tax Band: A

EPC Rating: D

Tenure: Freehold

Version: CK1426/001



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