



£265,000

Wolverhampton Road, Pelsall, Walsall

Semi-Detached House | 3 Bedrooms | 2 Bathrooms

01922 322988

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Elite

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# Step Inside

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## Key Features

- EXTENSIVELY RENOVATED THROUGHOUT
- SPACIOUS OUTBUILDING - OFFICE, GAMES ROOM, OR GYM
- DRIVEWAY WITH SPACE FOR MULTIPLE VEHICLES
- MODERN FITTED KITCHEN
- LIGHT AND AIRY LIVING ROOM
- SEPARATE UTILITY ROOM
- FULLY TILED CONTEMPORARY FAMILY BATHROOM
- LANDSCAPED REAR GARDEN WITH PATIO AREA
- NO UPWARD CHAIN

## Property Description

STUNNING 3-BEDROOM SEMI-DETACHED PROPERTY - MOVE-IN READY WITH NO UPWARD CHAIN

Situated on Wolverhampton Road in the desirable area of Pelsall, this immaculate 3-bedroom semi-detached home has been extensively renovated to offer modern living at its finest. With a newly installed roof, contemporary interior design, and a versatile outbuilding perfect for a home office or games room, this property is ideal for families and professionals alike..

## Main Particulars

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### Ground Floor -

**Entrance Hall** - 0.93m x 1.08m (3'0" x 3'6") - Welcoming hallway with modern flooring and sleek decor.

**Living Room** - 3.78m x 4.05m (12'4" x 13'3") - A spacious and light-filled living room with a bay window, stylish flooring, and wall-mounted media unit. Perfect for relaxing with family.

**Kitchen** - 2.50m x 4.13m (8'2" x 13'6") - Modern fitted kitchen with gloss cabinets, integrated appliances, and chic tiled splashback. The perfect space for culinary enthusiasts.

**Dining Area** - 2.30m x 3.40m (7'6" x 11'1") - Conveniently situated off the kitchen with ample space for a dining table, featuring patio doors that open onto the garden.

**Utility Room** - 2.75m x 2.68m (9'0" x 8'9") - A dedicated utility area with fitted units, sink, and laundry facilities, keeping household chores organized and separate.

**Outbuilding** - 4.91m x 2.26m (16'1" x 7'4") - A highly versatile space with laminate flooring, ideal for a home office, studio, gym, or games room.

### First Floor -

**Master Bedroom** - 2.73m x 3.13m (8'11" x 10'3") - A tranquil retreat featuring built-in mirrored wardrobes, stylish wallpaper, and ample natural light.

**Bedroom 2** - 2.57m x 3.50m (8'5" x 11'5") - A generously sized second bedroom, perfect for a child's room or guest space.

**Bedroom 3** - 2.14m x 2.85m (7'0" x 9'4") - A bright and cozy single bedroom ideal for a study or nursery.

**Family Bathroom** - 1.99m x 1.98m (6'6" x 6'5") - Fully tiled modern bathroom with a bath/shower combo, sleek fixtures, and chrome towel rail.

**Outside -**

**Driveway** - A large tarmacked driveway with parking space for multiple vehicles.

**Rear Garden** - Low-maintenance garden with artificial lawn, a paved patio area, pergola, and side access to the spacious outbuilding. Ideal for entertaining or relaxing.

Don't miss the opportunity to make this stunning, fully renovated 3-bedroom semi-detached home in Pelsall yours! With its versatile outbuilding, modern interior, and prime location, this property offers everything you need for comfortable and contemporary living.

Schedule your viewing today to truly appreciate what this home has to offer!

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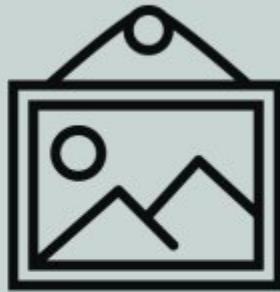


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This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus)	<b>A</b>		
(81-91)	<b>B</b>		87
(69-80)	<b>C</b>		
(55-68)	<b>D</b>	69	
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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