



£280,000

Plant Valley Glade, Cheslyn Hay, Walsall

Semi-Detached House | 2 Bedrooms | 1 Bathroom

01922 322988



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Step Inside

Key Features

- BEAUTIFULLY PRESENTED THROUGHOUT
- TWO GENEROUS DOUBLE BEDROOMS
- MODERN KITCHEN/DINER
- INTEGRATED FRIDGE/FREEZER & WASHING MACHINE
- SPACIOUS LIVING ROOM
- GROUND FLOOR CLOAKROOM
- DRIVEWAY PARKING FOR MULTIPLE VEHICLES
- PRIVATE ENCLOSED REAR GARDEN
- MOVE-IN READY CONDITION
- CONTEMPORARY FAMILY BATHROOM

Property Description

BEAUTIFULLY PRESENTED TWO BEDROOM SEMI-DETACHED HOME WITH DRIVEWAY PARKING AND LANDSCAPED GARDEN

A beautifully presented and exceptionally well-maintained two-bedroom semi-detached home, offering stylish modern accommodation throughout. Situated within a popular residential development, the property benefits from generous driveway parking, a contemporary kitchen/diner with integrated appliances including a fridge/freezer and washing machine, a spacious living room, ground floor cloakroom, two excellent-sized double bedrooms and a modern family bathroom.

Finished to a high standard with tasteful décor throughout, this attractive home is ideal for first-time buyers, professional couples, downsizers or investors seeking a move-in-ready property. Further benefits include French doors opening onto the landscaped rear garden, ample off-road parking and approximately 782 sq.ft. of accommodation.

Main Particulars

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Ground Floor -

Entrance Hall - A welcoming entrance hall featuring contemporary décor, quality flooring, carpeted staircase rising to the first floor and access to the principal ground floor accommodation.

Ground Floor W.C. - Modern cloakroom fitted with a low-level WC and wash hand basin, providing practical convenience for guests and everyday family living.

Living Room - 4.58m x 3.21m (15'0" x 10'6") - A spacious and beautifully presented reception room featuring large windows allowing excellent natural light. Finished with neutral décor and quality carpeting, providing a comfortable and inviting space for relaxing and entertaining.

Kitchen/Diner - 4.58m x 2.46m (15'0" x 8'0") - A stylish fitted kitchen incorporating a range of contemporary wall and base units with complementary work surfaces, integrated oven and hob, integrated fridge/freezer and integrated washing machine. The dining area comfortably accommodates a family dining table and benefits from French doors opening directly onto the rear garden, creating an excellent indoor-outdoor living space ideal for both everyday living and entertaining.

First Floor -

First Floor Landing

- Providing access to both bedrooms and the family bathroom.

Main Bedroom - 4.58m x 3.24m (15'0" x 10'7") - A generous principal bedroom beautifully presented with fitted mirrored wardrobes, soft neutral décor and ample space for additional bedroom furnishings. Large windows provide excellent natural light, creating a bright and relaxing retreat.

Bedroom Two - 4.58m x 2.50m (15'0" x 8'2") - An impressive second double bedroom offering flexibility as a guest room, children's bedroom or home office. Dual-aspect windows enhance the sense of space and light throughout.

Family Bathroom - 1.99m x 1.94m (6'6" x 6'4") - A modern family bathroom fitted with a panelled bath and shower over, wash hand basin and low-level WC, complemented by contemporary tiling and stylish fixtures.

Outside - To the front and side of the property is a substantial block-paved driveway providing off-road parking for multiple vehicles.

The enclosed rear garden has been attractively landscaped with a lawned area, decorative borders, paved seating area and timber garden shed. The garden offers a private and low-maintenance outdoor space ideal for relaxing, entertaining and family enjoyment.

Seller's Comments - When we first viewed this property, we instantly fell in love with it. At the time, we were actually looking for a bungalow, but the moment we stepped through the door we knew this was the home for us.

We have thoroughly enjoyed living here. The house is bright, spacious, and welcoming, and the garden has been a lovely place to relax. The location has also been fantastic, offering a peaceful setting whilst remaining close to local amenities.

If we're honest, we probably let our hearts rule our heads when we bought it. Although we love the property, we have since realised that a bungalow would have been a more practical choice for our long-term needs, as we are finding the stairs increasingly difficult.

This has been a difficult decision, but we hope the next owners will enjoy this wonderful home as much as we have.

Early viewing is highly recommended to fully appreciate everything this exceptional home has to offer.

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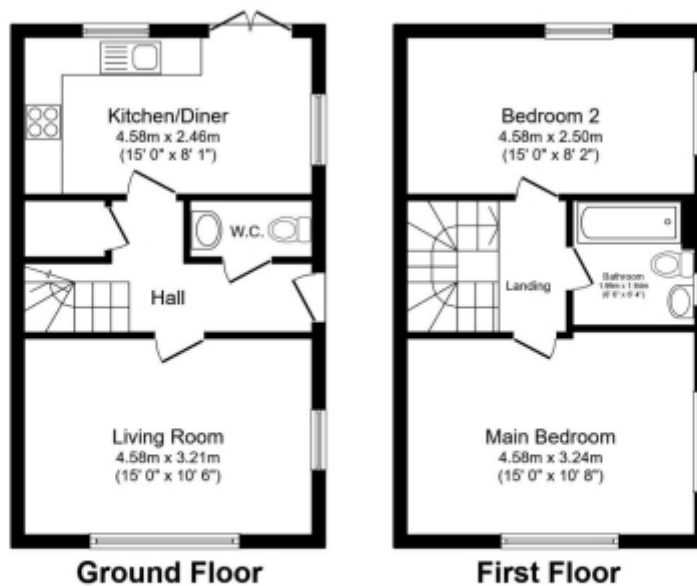


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Total floor area 72.6 sq.m. (782 sq.ft.) approx

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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
Very energy efficient - lower running costs		
(92 plus) A		96
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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