



£1,350

**3 Bed House - Detached
located in Yale Road**

 **REDSTONES**
The Property Experts

Yale Road Willenhall WV13 2JN



SUMMARY

A well presented three bedroom detached home in a sought after cul de sac location. The accommodation comprises of an entrance hall, kitchen, lounge, dining room, conservatory and ground floor WC. On the first floor are three bedrooms, ensuite shower room and bathroom. The property benefits from UPVC double glazing, gas central heating, enclosed rear garden and driveway.

Hall

Oak flooring, radiator, storage cupboard, doors off.

Kitchen

11'5" x 6'6"

Tiled flooring, UPVC double glazed window to front, radiator, wall mounted boiler, various wall units, splash back tiling, worksurface with cupboards and drawers below, sink, gas hob, integrated double oven / microwave, integrated washing machine and dishwasher.

Lounge

17'8" x 12'9"

Engineered wooden flooring, UPVC double glazed window to rear, three radiators, French doors to conservatory.

Conservatory

12'5" x 7'10"

Engineered wooden flooring, radiator.

Dining Room

11'9" x 7'2"

Engineered wooden flooring, radiator, under stairs storage.

WC

Tiled flooring, frosted UPVC double glazed window to side, chrome towel radiator, WC, vanity wash hand basin,

Stairs / Landing

Carpet, frosted UPVC double glazed window to side, cupboard with system boiler.

Bedroom One

10'9" x 9'10"

Carpet, UPVC double glazed window to front, radiator, built in wardrobe, door to ensuite.

Ensuite

Tiled flooring, frosted UPVC double glazed window to side, chrome towel radiator, tiled walls, WC, pedestal wash hand basin, shower cubicle.

Bedroom Two

11'9" x 6'10"

Carpet, UPVC double glazed window to rear, radiator, built in wardrobe.

Bedroom Three

8'6" x 7'6"

Wooden flooring, UPVC double glazed window to front, radiator, built in wardrobe

Bathroom

Tiled floor and walls, WC, chrome towel radiator, wash hand basin, bath with mixer shower over.

Outside

Enclosed rear garden with decking, lawn and gated access to front driveway.

CONTACT

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