



76 Station Road, Aldridge
Walsall, WS9 0BN

£370,000

Aldridge

£370,000

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This spacious home offers an entrance hall leading to a bright lounge/diner with garden access following on to the kitchen equipped with integrated appliances.

The ground floor also includes a second living room, a shower room, and a storage cupboard housing the boiler.

Upstairs, there are three well-proportioned double bedrooms and a contemporary family bathroom.

Outside, the property features a block-paved front with side access to a private rear garden with decking and established shrubs.





Property Specification

Entrance Hall

Lounge/Diner - 22' 7" x 12' 0"
(6.88m x 3.65m)

Kitchen - 15' 6" x 8' 10"
(4.72m x 2.69m)

Downstairs Shower Room - 6' 2" x 8' 2"
(1.88m x 2.49m)

Living Room - 12' 3" x 12' 0"
(3.73m x 3.65m)

Bedroom One - 12' 3" x 12' 0"
(3.73m x 3.65m)

Bedroom Two - 12' 3" x 12' 0"
(3.73m x 3.65m)

Bedroom Three - 9' 4" x 11' 8"
(2.84m x 3.55m)

Bathroom - 6' 5" x 6' 2"
(1.95m x 1.88m)

Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.
Came on the market: 1st May 2025

Viewer's Note:

Services connected: Gas, Water, Electric & Drainage

Council tax band: C

Tenure: Freehold

Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only



Energy Efficiency Rating

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		77
(55-68)	D		
(39-54)	E	50	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Map Location

