



2 Coppice Road, Walsall Wood
Walsall, WS9 9AD

£130,000

Walsall Wood

£130,000



A stunning two-bedroom first floor apartment conveniently located for transport links and offered with no upward chain.

Briefly comprising communal entrance hall with intercom, hallway, spacious lounge/ dining room with delightful views to parkland, fitted kitchen, master bedroom with re-fitted ensuite shower room, luxury bathroom and a further bedroom.

The property is set within communal grounds with allocated parking.





Property Specification

STUNNING TWO BEDROOM FIRST FLOOR APPARTMENT
SPACIOUS LOUNGE/DINING ROOM OVERLOOKING PARK
WITH BALCONY
FITTED KITCHEN
LUXURY BATHROOM
MASTER BEDROOM WITH RE-FITTED ENSUITE SHOWER

Entrance Hallway

Lounge/Diner 20' 11" x 11' 11" max (6.37m x 3.64m max)

Kitchen 7' 4" x 9' 5" (2.23m x 2.86m)

Bedroom One 10' 8" x 9' 3" (3.26m x 2.81m)

En-suite

Bedroom Two 10' 8" x 8' 9" (3.26m x 2.66m)

Bathroom

Agent's Note:

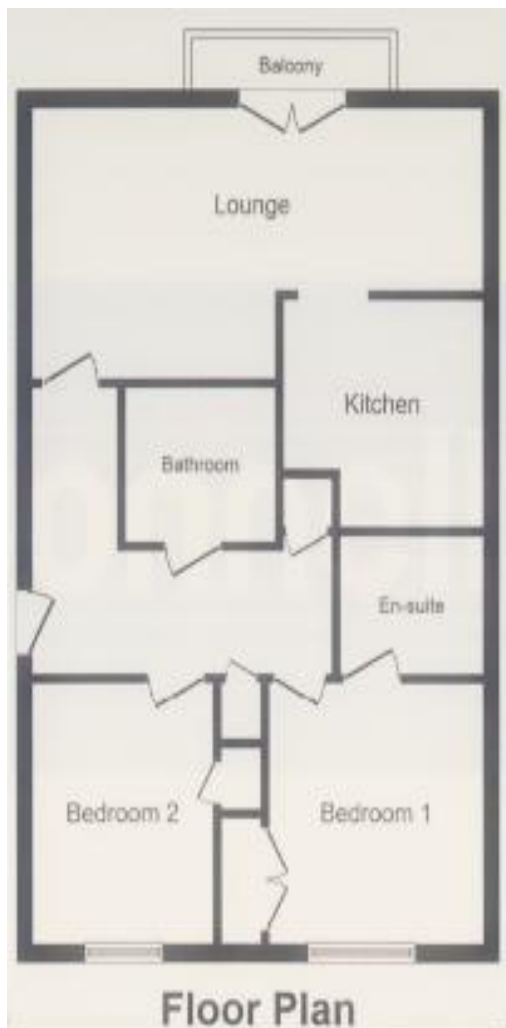
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Came on the market: 24th October 2022

Viewer's Note:

Services connected: Mains gas, electricity, water & drainage
Council tax band: A
Tenure: Leasehold 110 years remaining
Ground Rent: £150 p.a.
Service Charge: approx. £1,350 p.a.

Floor Plan

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



Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 B	83 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Map Location

