



West Avenue | Wolverhampton | WV11 1PY

Guide Price £140,000

 **Webbs**  
estate agents

## Summary

\*\* FOR SALE BY MODERN METHOD OF AUCTION \*\* END TERRACED PROPERTY \*\* THREE BEDROOMS \*\* FRONT DRIVE \*\* SPACIOUS ACCOMMODATION THROUGHOUT \*\* NO ONWARD CHAIN \*\* THREE BEDROOMS \*\* LIVING ROOM \*\* KITCHEN \*\* CONSERVATORY \*\* DOWNSTAIRS WC \*\* FIRST FLOOR SHOWER ROOM/WC \*\* LARGE PRIVATE REAR GARDEN \*\* DOUBLE GLAZING AND GAS CENTRAL HEATING \*\*

Fantastic opportunity to purchase this traditional end terraced property offering great potential for a lovely family home and being located in a popular and convenient location close to shops, schools, amenities and Newcross Hospital, briefly comprising : Entrance hall, Living room, kitchen, conservatory and downstairs WC , first floor having three bedrooms and a shower room/WC , front driveway and large rear garden. Property is offered for sale through the Modern Method of Auction which is operated by iamsold Limited. For a viewing call us on 01922 288800.

## Key Features

- SOLD BY MODERN METHOD OF AUCTION
- THREE BEDROOMS
- LARGE KITCHEN
- DRIVEWAY AND LARGE PRIVATE REAR GARDEN
- BUYERS FEES APPLY
- TRADITIONAL END TERRACED PROPERTY
- LIVING ROOM AND CONSERVATORY
- FIRST FLOOR SHOWER ROOM AND DOWNSTAIRS GUEST WC
- DOUBLE GLAZING AND GAS CENTRAL HEATING
- CLOSE TO AMENITIES, SHOPS, SCHOOLS AND NEWCROSS HOSPITAL

## Rooms and Dimensions

### Entrance hall

### Guest WC

### Living room

15'8" x 11'1" (4.79m x 3.40m)

### Kitchen

13'5" x 9'9" (4.10m x 2.99m)

### Conservatory

### First floor landing

### Bedroom one

13'1" x 9'3" (3.99m x 2.84m)

### Bedroom two

11'2" x 9'6" (3.42m x 2.91m)

### Bedroom three

9'10" x 5'9" (3.00m x 1.76m)

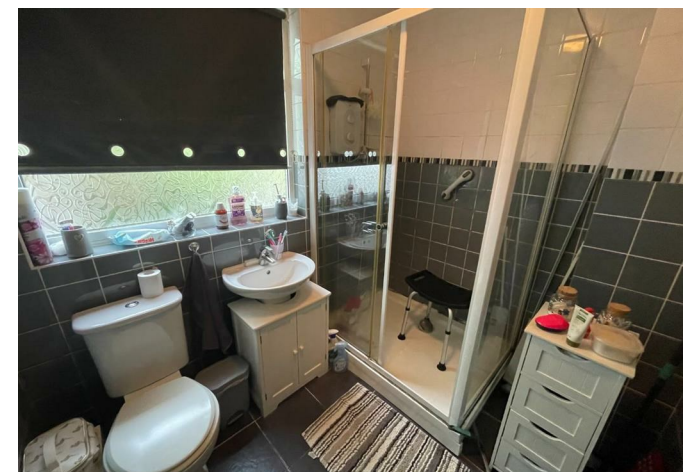
### Shower room

7'8" x 6'0" (2.35m x 1.84m)

### Front driveway

### Large private rear garden

### auctioneers comments





GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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