



Ryan Avenue | Wolverhampton | WV112QQ

Asking Price £190,000

 **Webbs**
estate agents

Summary

****THREE BEDROOMS**KITCHEN DINER**NO CHAIN**LARGE PLOT**PERFECT FIRST TIME BUY OR INVESTMENT**CLOSE TO ALL LOCAL AMENITIES**VIEWING ESSENTIAL****

Welcome to this charming three-bedroom house located on Ryan Avenue in the vibrant city of Wolverhampton. This delightful home is nestled in a popular area, conveniently close to a variety of local amenities, including shops, schools, and excellent transport links, making it an ideal choice for families and professionals alike. As you approach the property, you will find a driveway that provides ample parking space, along with a useful storage room. Upon entering, you are greeted by a welcoming entrance hall that features a guest WC for added convenience. The heart of the home is a spacious dual-aspect lounge, which is bathed in natural light and boasts patio doors that open directly onto the rear garden, creating a seamless connection between indoor and outdoor living. Adjacent to the lounge is a well-appointed dual-aspect kitchen diner, perfect for family meals and entertaining guests. The first floor comprises three generous bedrooms, each offering a comfortable retreat, along with a family bathroom that caters to all your needs. The rear of the property is particularly impressive, featuring a large, private, and enclosed mature garden that is mainly laid to lawn. This outdoor space is perfect for children to play, hosting summer

Key Features

- THREE BEDROOM HOME
- LARGE MATURE PRIVATE AND ENCLOSED REAR GARDEN
- NO ONWARD CHAIN
- POPULAR LOCATION
- PERFECT FIRST TIME BUY OR INVESTMENT
- DRIVE TO THE FRONT
- KITCHEN DINER
- THREE GENEROUS BEDROOMS
- CLOSE TO ALL LOCAL AMENITIES
- CALL WEBBS TO SECURE YOUR VIEWING ON 01922 663399!!

Rooms and Dimensions

Entrance Hall

Lounge

17'11" x 10'10" (5.485m x 3.321m)

Kitchen Diner

18'3" x 9'10" (5.572m x 3.016m)

Guest WC

4'2" x 3'9" (1.284m x 1.152m)

First Floor Landing

Bedroom One

10'1" x 11'10" (3.074m x 3.613m)

Bedroom Two

10'2"x 8'1" max (3.100mx 2.484m max)

Bedroom Three

11'0" x 11'7" (3.355m x 3.549m)

Family Bathroom

6'6" x 6'10" (1.989m x 2.102m)

Identification Checks B

Agents Note:







Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.



212 High Street, Bloxwich, Walsall, WS3 3LA

Tel: 01922 663399 | Email: bloxwich@webbestateagents.co.uk | www.webbestateagents.co.uk

Webbs
estate agents