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Welldale Grove, Bilston

Asking Price £325,000



Presenting this immaculate three-bedroom detached house, ideally situated within a sought-after area renowned for its excellent public transport links, local amenities, and inviting walking routes. Perfectly suited to both first-time buyers and families alike, this superb residence combines comfort, style, and practical living in equal measure.

Upon entering, you are welcomed by a bright and spacious open-plan kitchen, designed to be the heart of the home. Flooded with natural light, the kitchen features dedicated dining space—ideal for family meals and entertaining. French doors provide seamless access to the garden, creating the perfect connection between indoor and outdoor living.

Accommodation comprises two generously sized double bedrooms, both boasting ample space for freestanding wardrobes and additional furnishings. The remaining bedroom offers flexibility, serving well as a comfortable single bedroom or home office.

The property benefits from a modern bathroom equipped with a separate shower cubicle. Thoughtfully appointed and finished to an impeccable standard, it ensures a relaxing and convenient experience for all.

The detached design of this house allows for exceptional privacy, while quality fixtures and pristine presentation ensure it is truly move-in ready.

Located within easy reach of an array of local amenities and scenic walking routes, as well as excellent public transport links, this home offers the perfect balance of peaceful residential living and convenient urban access. Early viewing is highly recommended to fully appreciate all this outstanding property has to offer.



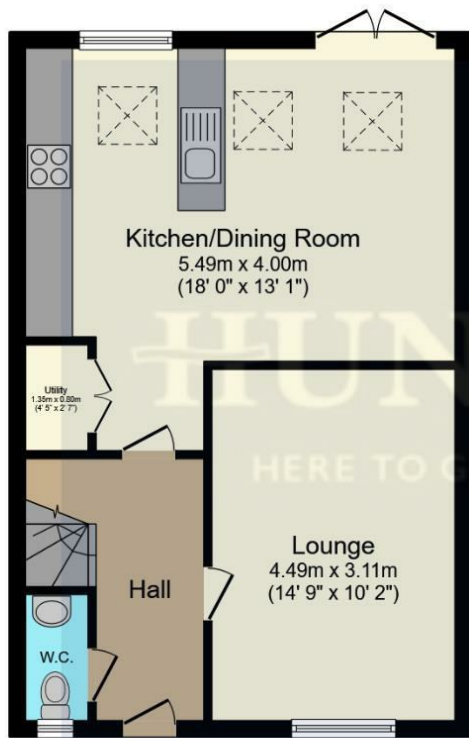
KEY FEATURES

- DETACHED FAMILY HOME
- SPACIOUS KITCHEN / DINER
 - DOWNSTAIRS WC
- UPSTAIRS FAMILY BATHROOM WITH SEPERATE SHOWER CUBICLE
- MANAGEMENT FEE OF £77.00 PER ANNUM
- LOW MAINTENANCE REAR GARDEN
- DETACHED GARAGE WITH OFFICE SPACE
 - OFF ROAD PARKING
 - NHBC WARRANTY
 - ELECTRIC CAR CHARGER

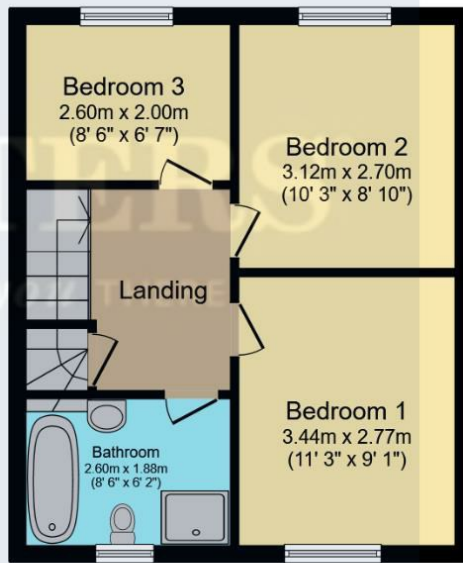








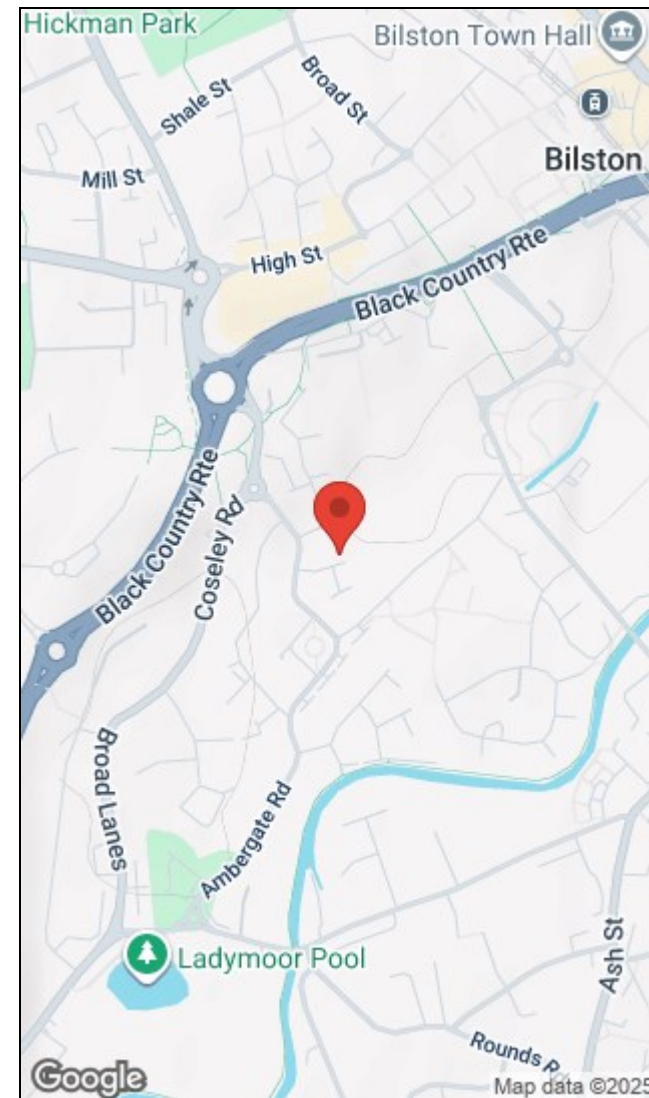
Ground Floor
Floor area 47.2 sq.m. (508 sq.ft.)



First Floor
Floor area 36.6 sq.m. (394 sq.ft.)

Total floor area: 83.7 sq.m. (901 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		95	(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		
England & Wales			England & Wales		

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