



Deyncourt Road, Wednesfield, Wolverhampton

Offers In Region Of £325,000

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Deyncourt Road, Wednesfield, Wolverhampton

Lee Cooke Personal Estate Agents Presents this beautiful and highly deceptive **SHOW HOME STYLED** chain free detached home. Viewing is strongly recommended to fully appreciate the quality and space this property offers.

This modern family home is designed for comfortable living, with a generous frontage providing ample off-road parking, a garage to the side, and a pleasant enclosed rear garden, perfect for both relaxation and entertaining.

Inside, the property welcomes you with an entrance hall leading into a spacious lounge, complete with a bespoke media wall. Feature glazed sliding doors open seamlessly into the stunning designer open-plan entertainment kitchen diner, making this the true heart of the home.

On the first floor, you'll find three well-proportioned bedrooms, a stylish fitted family bathroom, and a large attic storage area. With scope for further development—such as the potential for a fourth bedroom (subject to building regulations and planning permission)—this home offers excellent future flexibility.

For further details or to arrange a viewing, please contact Lee Cooke Personal Estate Agents.

Location & Area

This property is situated on the ever-popular and highly sought-after Deyncourt Road, widely regarded as one of Wednesfield's most desirable addresses. It enjoys excellent transport connections, with convenient links to Prestwood Road West, Cannock Road, and easy access to the M54 and M6 motorways. Local amenities are close at hand, including New Cross Hospital and Wednesfield's Bentley Bridge retail shopping development, both just a short distance away. Families will also appreciate the proximity to well-regarded schools, doctors, dentists, public houses, and eateries, making this a truly ideal location for modern family living.





Entrance Porch

Welcoming entrance porch with a double glazed front door and matching windows, tiled flooring, and an additional double glazed door leading through to the entrance hall.

Entrance Hall

A stylish entrance hall featuring a wall-mounted radiator, Karndean flooring, spotlights to the ceiling, and a wooden glazed door opening into the family lounge. Stairs lead up to the first floor landing.

Family Lounge – 16'0" into Bay x 12'3"

A bright and spacious lounge with a feature glazed sliding door giving access to the kitchen diner, and a part-wooden, part-glass door leading out to the front garden.





Entertainment Kitchen Diner – 15'7" x 8'10"

A true highlight of the home – this beautifully refitted kitchen diner must be viewed to be fully appreciated. Offering a fantastic range of modern wall and base units with quartz worktops and a matching breakfast bar, integrated Franke 1½ drainer sink, Neff five-burner induction hob with feature extractor, Neff hide-and-slide combination oven, and integrated dishwasher. Finished with quartz splashbacks and a feature quartz wall.

The room is flooded with natural light from multiple double glazed windows and a glazed door opening onto the rear entertainment patio area. Complete with Karndean flooring, wall-mounted radiator, and glazed sliding doors to the family lounge.

First Floor Landing

With double glazed window to the side, airing cupboard, loft access, spotlights, and doors leading to the bedrooms and bathroom.

Master Bedroom – 12'7" x 8'8"

A generous double room with double glazed window and central heating radiator.

Bedroom Three – 7'7" x 6'7"

A well-proportioned third bedroom with double glazed window to the front and radiator.

Family Bathroom

Stylish NK Porcelanosa suite comprising a low flush WC, feature wash basin, bath with tiled side panel, and heated towel rail. Viewing is highly recommended.

Front Garden

Set back from the road, the property boasts an impressive frontage with ample off-road parking laid to tarmac, a neat lawn with granite-paved borders, and gated side access to the rear.

Garage

With up-and-over door to the front, wall-mounted combination boiler, and rear door leading into the garden.

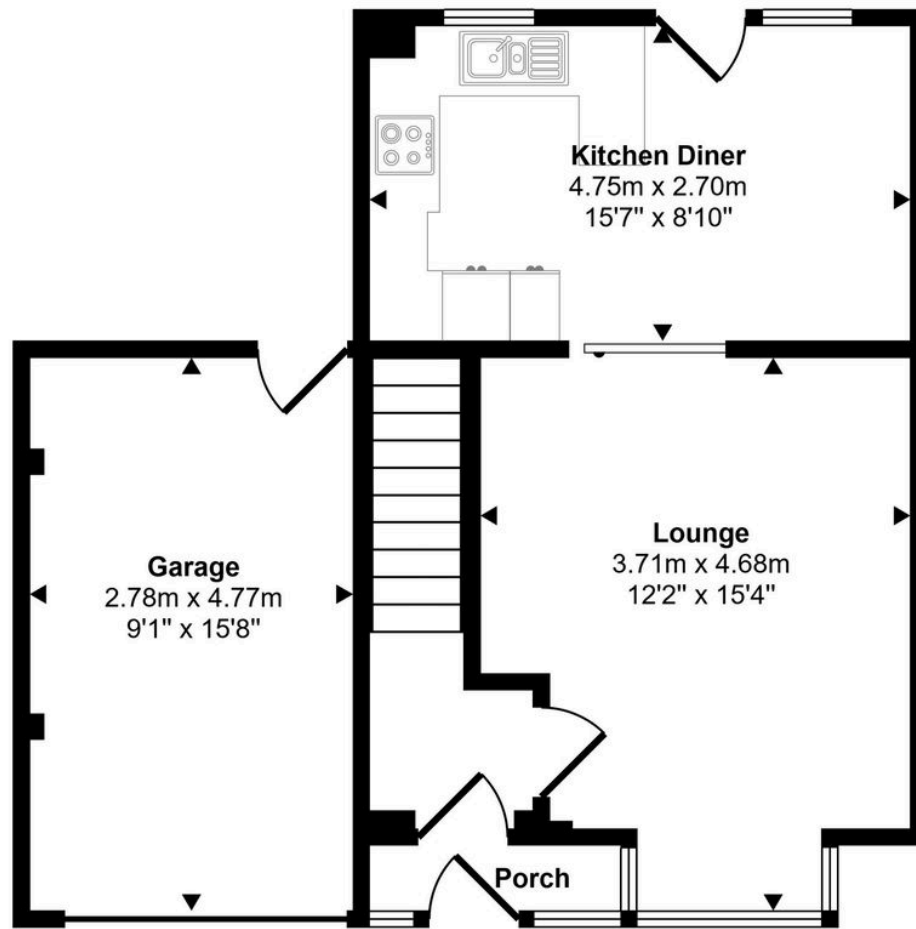




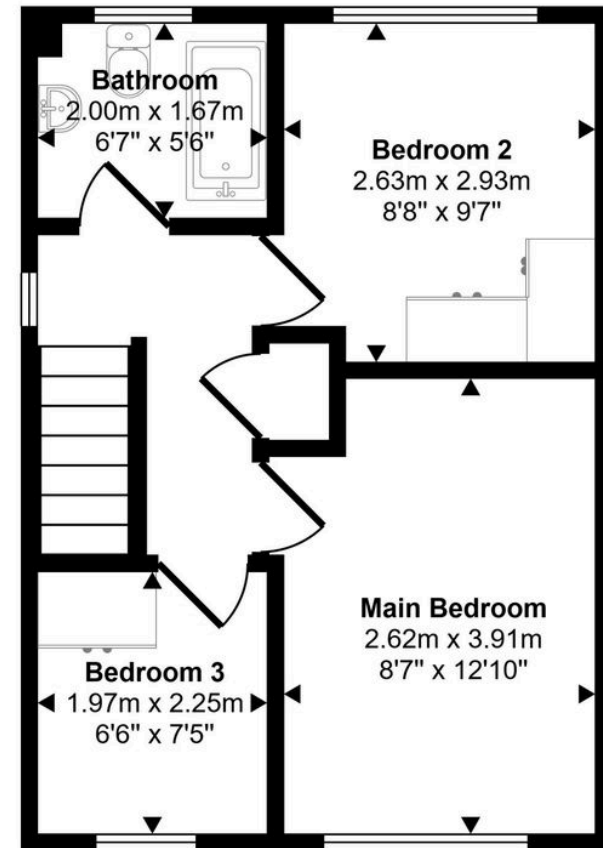
Rear Garden

A private and enclosed garden with paved patio area, lawn, brick-built boundary wall, external water tap, security lighting, and a gate leading to the front of the property. Mature trees, shrubs, and plants complete this attractive outdoor space.

Approx Gross Internal Area
82 sq m / 882 sq ft



Ground Floor
Approx 49 sq m / 524 sq ft



First Floor
Approx 33 sq m / 358 sq ft