



Connells

Wakeley Hill
Penn Wolverhampton



Property Description

Connells Wolverhampton bring to the market this absolutely fantastic and deceptively spacious three bedroom semi detached traditional family property. The property must be viewed to fully appreciate the generous internally living accommodation. Additionally the property located close by to popular nature works on the popular Penn Common and Penn Golf course as well as being nearby to the popular St Bartholomew's Primary School.

The property currently comprises of an entrance porch, entrance hall, lounge, dining room, large kitchen over 16ft in length and conservatory to rear. Upstairs there are three good size bedrooms all of which of generously proportioned, delightful family bathroom and separate wc. Externally there is a driveway and garage, as well as front and rear gardens.

Entrance Porch

Double glazed door to front, door to entrance hall.

Entrance Hall

Door to entrance porch, doors to various rooms, stairs to first floor.

Lounge

14' 6" x 11' 5" (4.42m x 3.48m)

Double glazed window to rear, double glazed sliding door to rear, gas fire, central heating radiator, door to entrance hall.

Dining Room

12' 10" x 11' 5" max (3.91m x 3.48m max)

Double glazed bay window to front, central heating radiator, door to entrance hall.

The Location & Area

Situated south of the city, accessed just off Church Road, which is placed just off the sought after Penn Road, Wolverhampton, this property is conveniently placed for all local amenities and has regular buses into the city centre. Wolverhampton train station is approximately 3 miles away. Phoenix Park, Bantock Recreation Ground and Bantock Park all being only a short distance away.

Kitchen

10' 11" x 16' 9" (3.33m x 5.11m)

Double glazed window to rear, double glazed door to rear, a range of wall and base units, one and half drainer sink, double integrated oven, space for fridge freezer, central heating radiator, space for dining table and chairs.



Conservatory

7' 10" x 8' 11" (2.39m x 2.72m)
Glazed windows.

First Floor Landing

Double glazed window to side, loft access, doors to various rooms.

Bedroom One

14' 6" x 11' 5" (4.42m x 3.48m)
Double glazed window to rear, central heating radiator, door to first floor landing.

Bedroom Two

11' 5" x 13' 6" into bay (3.48m x 4.11m into bay)
Double glazed window to front, central heating radiator, door to first floor landing.

Bedroom Three

8' x 13' max (2.44m x 3.96m max)
Double glazed window to rear, central heating radiator, door to first floor landing.

Family Bathroom

Double glazed to front, freestanding bath, floating vanity sink, shower cubicle with electric shower, central heating radiator, door to first floor landing.

Separate Wc

Double glazed window to front, low flush toilet, central heating radiator, door to first floor landing.

Garage

Up and over door to front, door to side.

Outside Front

Driveway, lawned area, side access.

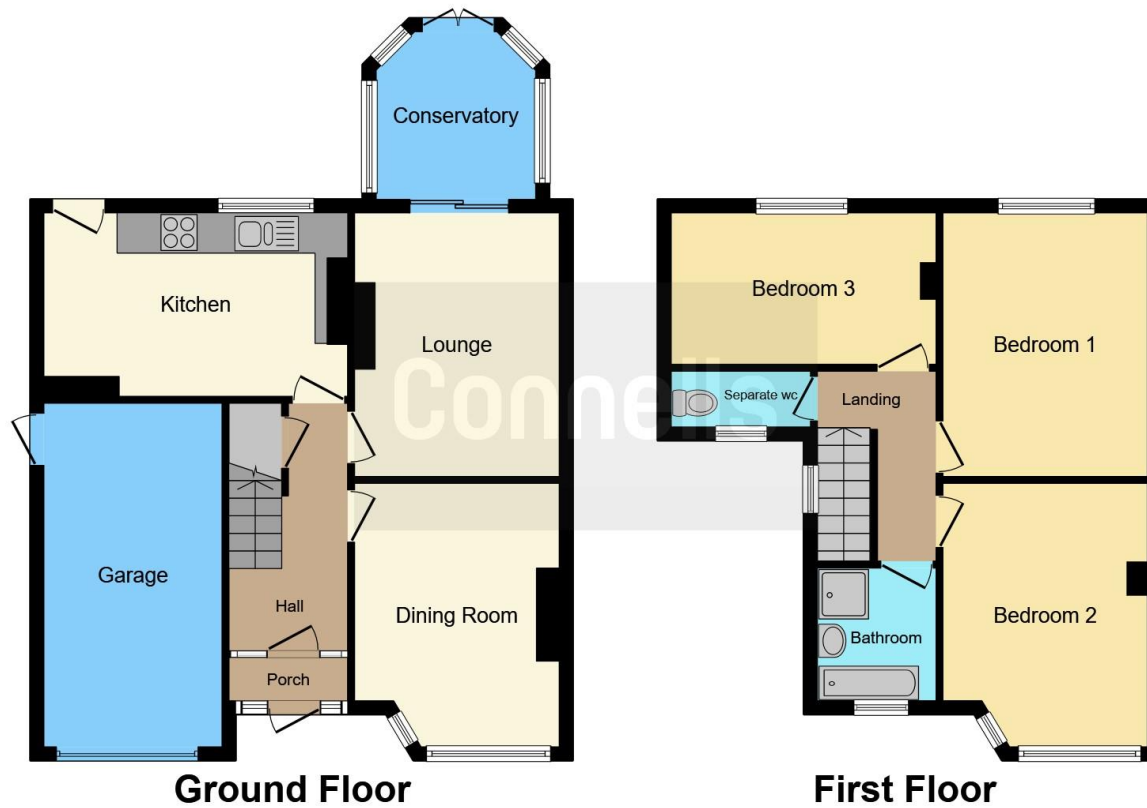
Outside Rear

Good size enclosed rear garden with a large lawned area, a range of plants, trees and shrubs.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: D

view this property online connells.co.uk/Property/WVH327529

Tenure: Freehold



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