



**Connells**  
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**FOR SALE**

**Connells**

Clewley Drive  
Pendeford Wolverhampton



### Property Description

Connells Wolverhampton have the delight of bringing to the market this CHAIN FREE DETACHED THREE BEDROOM BUNGALOW situated in a popular location. Internally the property has a fantastic layout and must be viewed in order to appreciate.

The property comprises of entrance hall, lounge, dining room, kitchen, three bedrooms, bathroom, side porch/sun room, garage, large driveway, front and rear gardens. Additionally there is land to the rear of the property which may be available to purchase from the council (discussed by the current owner).

### The Location & Area

Situated on the popular Clewley Drive within the area of Pendeford Park. There is a fantastic selection of local shopping within Pendeford including Post Office and pharmacy and in further areas to include Fordhouses, Codsall, Wolverhampton and Wednesfield along with Bentley Bridge retail park. The i54, M54 and M6 motorways are also relatively close by with good access to public transport and a fantastic selection of local eateries, public houses, doctors and dentists.

### Entrance Hall

Double glazed door to front, full-height storage cupboard, door to kitchen, door to lounge.

### Lounge

15' 6" x 10' 4" ( 4.72m x 3.15m )

Double glazed window to front, currently having an electric fire with possibility of reverting to gas, TV aerial point, central heating radiator, open to dining room.

### Dining Room

9' 1" x 15' 9" ( 2.77m x 4.80m )

Open to lounge, door to kitchen, double-glazed door to side porch/sun room, door to inner hall.

### Kitchen

11' 5" x 8' 6" ( 3.48m x 2.59m )

Double glazed window to side, a range of wall and base units, stainless steel drainer sink central heating radiator, space for oven, extractor fan, space for washing machine, space for dryer, fridge and freezer, door to entrance hall, door to dining room.

### Inner Hall

Large airing/storage cupboard, loft access and leading to bedrooms, bathrooms.



### Bedroom One

12' 6" x 8' 7" ( 3.81m x 2.62m )

Double glazed window to rear, central heating radiator, TV aerial point, door to inner hall.

### Bedroom Two

7' 7" x 10' 5" ( 2.31m x 3.17m )

Double glazed window to rear, fitted wardrobes, central heating radiator, door to inner hall.

### Bedroom Three

7' 8" x 7' 5" ( 2.34m x 2.26m )

Double glazed window to side and rear, central heating radiator, fitted wardrobe, door to inner hall.

### Family Bathroom

Double glazed window to side, panelled bath, pedestal sink, low flush toilet, central heating radiator, door to inner hall.

### Side Porch/ Sun Room

Double glazed windows and doors. Currently used as a cosy reading area.

### Garage

8' 2" x 17' 3" ( 2.49m x 5.26m )

Up and over door to front, light, power, double glazed door to side.

### Outside Front

Garden area with paved pathway and off-street parking.

### Outside Side

Triple length driveway with wrought iron gates.

### Outside Rear

Good size accessible enclosed rear garden with a range of panel fencing.

### Agents Note

There is a strip of land to the other side of the property making this one of the larger plot bungalows.









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/WVH328637](https://www.connells.co.uk/Property/WVH328637)**

Tenure: Freehold



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