



Connells

Armstead Road
Pendeford Wolverhampton

Armstead Road Pendeford Wolverhampton WV9 5RF

for sale offers over
£290,000



Property Description

Connells Wolverhampton are proud to bring to the market Armstead Road, a modern three-bedroom detached family home in the popular and sought after Pendeford area.

As you enter, you are greeted by an inviting hallway, leading to a ground floor WC, a cosy lounge, dining room, and a spacious kitchen. Upstairs, three generously sized bedrooms await, with the main bedroom featuring an en-suite shower room. All bedrooms are served by having a convenient family bathroom.

Outside, the property offers off-road parking for ample parking and a garage which has been partially converted to create two storage areas which could be used for various uses. The garage can easily be converted back to be used for parking. The rear garden has been beautifully designed for garden enthusiasts and boasts a feature nature pond.

Situated in a prime location, Armstead Road offers convenient access to numerous amenities including shops, pubs, medical facilities and is within close proximity to Wolverhampton City Centre, the M54 and I54 Business Park.

Don't miss your chance to purchase this fabulous detached family home! Book your viewing today with the award winning Connells Wolverhampton branch.

Location And Area

Set to the north of Wolverhampton City Centre in the Pendeford area, this home is situated in a cul de sac location and ideally placed for access to M54 and adjoining M6 motorways. There is easy access to local supermarket and Stafford Road with numerous shops and eateries.

Entrance Hallway

Radiator, stairs rising to the first floor, storage cupboard beneath the stairs, ceiling light point and doors to the ground floor WC, dining room, lounge and kitchen.

Ground Floor Wc

Low flush WC, ceiling light point, wall mounted wash hand basin, double glazed window to the front and radiator.

Dining Room

9' 11" x 8' 11" (3.02m x 2.72m)

Double glazed window to the front, radiator, ceiling light point and coving to ceiling.

Lounge

15' max x 11' 1" max (4.57m max x 3.38m max)

Two ceiling light points, double radiator and double glazed sliding doors to the rear garden.

Kitchen

12' x 11' 11" (3.66m x 3.63m)

Matching wall and base units with inset stainless steel sink and drainer with mixer tap, additional sink and drainer with mixer tap, integrated double oven and grill, plumbing point for dishwasher and washing machine, ceiling light point, double glazed window to the rear, partly tiled walls, wall mounted boiler, ceiling light point and door to the side access.



Storage Area

10' x 8' 1" (3.05m x 2.46m)

Ceiling light point with power supply, additional storage space measuring 8 foot 1 x 5' one with a ceiling light point. Please note, this is a garage that has been created into two storage spaces and can be converted back.

First Floor Landing

Cupboard housing water tank, ceiling light point, loft access and doors to all bedrooms and bathroom.

Bedroom One

12' x 10' max (3.66m x 3.05m max)

Double glazed window to the rear, ceiling light point, radiator, built-in wardrobe and folding door to a en-suite.

En-Suite

Shower cubicle, vanity wash hand basin with WC, partly tiled walls, heated towel rail, extractor fan, ceiling light point and double glazed window to the side.

Bedroom Two

9' 10" max x 8' 1" max (3.00m max x 2.46m max)

Double glazed window to the front, ceiling light point and radiator.

Bedroom Three

12' into wardrobe x 8' max (3.66m into wardrobe x 2.44m max)

Double glazed window to the rear, ceiling light point and radiator.

Bathroom

Panelled bath with mixer tap, low flush WC, wash hand basin, one mounted cabinet, partly tiled walls, extractor fan, ceiling light point, radiator and a shaver plug.

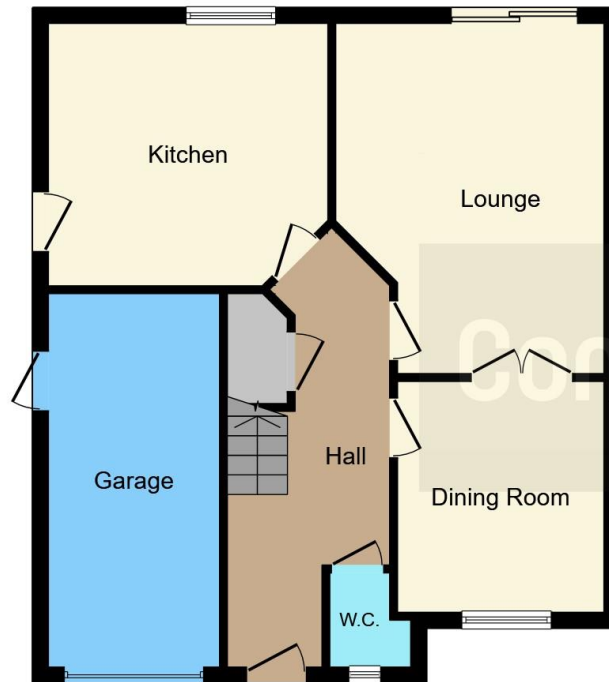
Outside Rear

Paved patio area with lawn and nature pond, timber shed on a gravelled area, outside socket point and an outside tap and benefits from having a side gate.

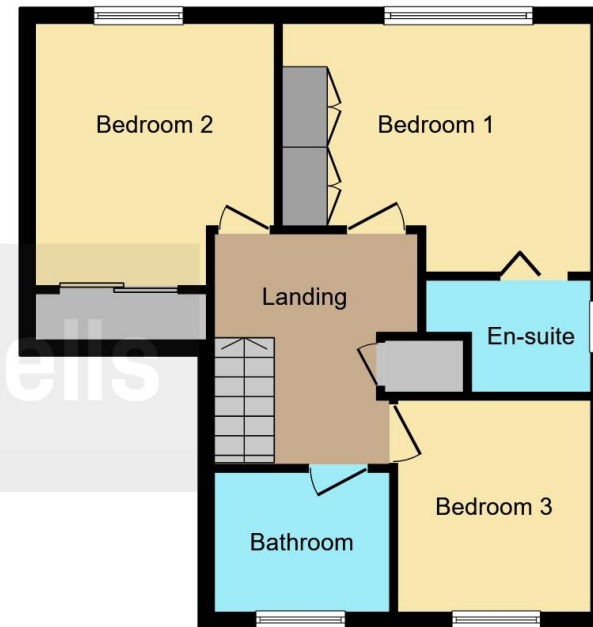








Ground Floor



First Floor

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com

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EPC Rating: C

Tenure: Freehold

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