



Connells

Mercury Drive
Akron Gate Wolverhampton



Property Description

Connells Wolverhampton have the pleasure of bringing to the market this immaculately presented and extended three bedroom, three story modern style town house. Having been well maintained by the current vendors the property should be viewed in order to fully appreciate.

The property comprises of an entrance hall, kitchen, lounge, extended dining room, ground floor wc. On the first floor there are two bedrooms and a family bathroom, on the second floor there is a master bedroom with an additional en-suite shower room.

Externally there is a courtyard style garden to front, side gated access, low maintenance enclosed rear garden with rear gated access to the parking area.

Location And Area

Set on the popular Akron Gate development with easy access to the A449 Stafford road, leading to the i54 commercial development, M54 motorway joining M6 motorway with nearby supermarket and shops. This property is perfectly located commuting into Wolverhampton as well.

Entrance Hall

Double glazed door to front, doors to various rooms, stairs access.

Lounge

14' 3" x 13' 2" (4.34m x 4.01m)
Radiator, door to entrance hall, open to dining room

Dining Room

9' x 12' (2.74m x 3.66m)
Feature bifolding doors to rear garden, double glazed window to side, feature roof lanterns, open to lounge.

Kitchen

10' x 6' (3.05m x 1.83m)
Double glazed window to front, range of wall and base units, one and a half drainer sink, inset oven, hob and extractor, space for a washer, space for a fridge freezer, door to entrance hall.

Downstairs Wc

Low flush toilet, wash hand basin, radiator.

First Floor Landing

Doors to various rooms, stairs to entrance hall.

Bedroom Two

8' x 10' (2.44m x 3.05m)

Two double glazed windows to front, radiator, fitted wardrobe, door to first floor landing.

Bedroom Three

8' x 6' (2.44m x 1.83m)

Double glazed windows to rear, radiator, door to first floor landing.

Family Bathroom

Double glazed window to side, pedestal sink, low flush toilet, extractor, door to landing.

Bedroom One

12' x 13' restricted head height (3.66m x 3.96m restricted head height)

Double glazed window to front, fitted wardrobe, door to stairs, door to en-suite.

En-Suite

Double glazed skylight to rear, mixer shower in a cubicle, low flush toilet, pedestal sink, door to bedroom.

Outside Front

Courtyard style garden with a paved pathway area, side gated to access.

Outside Rear

Enclosed low maintenance rear garden which is mostly slabbed and gated access to the rear parking area.





To view this property please contact Connells on

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EPC Rating: C

view this property online [connells.co.uk/Property/WVH330044](https://www.connells.co.uk/Property/WVH330044)

Tenure: Freehold



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