



**Connells**

Oakfield Road  
Shifnal





### Property Description

Connells Award Winning Estate Agents in Wolverhampton is offering for sale this highly deceptive, spacious and extended detached family home situated in the ever popular area of Shifnal. For further details please contact Connells.

Externally the property has off road parking, garage to side and a large rear garden with entertainment patio area. Internally this home has an entrance hall, spacious lounge with separate dining room, large conservatory, fitted breakfast kitchen, utility and guest wc. The first and second floor have a selection of five spacious bedrooms, shower room and separate family bathroom.

### The Location & Area

Situated in the ever popular area of Shifnal which offers fantastic commuting access to the A5 with further links the M54 and M6 motorways. POular shopping can be found within the area as well as schools, public houses and eateries.

### Entrance Hall

Double glazed composite door to front access, doors to various rooms, stairs to landing, central heating radiator.

### Ground Floor Guest Wc

Double glazed window to side, low flush toilet, wall mounted wash basin, door to utility.

### Utility

Double glazed door to side access, wall mounted boiler, door to kitchen, door to guest wc.

### Family Lounge

20' 3" x 12' 2" ( 6.17m x 3.71m )  
Double glazed window to front, fireplace, central heating radiator, door to hall, door to dining room.

### Dining Room

11' 2" x 9' 2" ( 3.40m x 2.79m )  
Double glazed french doors to conservatory, door to lounge, central heating radiator.

### Breakfast Kitchen

12' 2" x 8' 8" ( 3.71m x 2.64m )  
Updating is required. Double glazed window to rear, doors to various rooms, wall and base units with roll top work surfaces, breakfast bar, one and half drainer sink unit, tiled floor, pantry storage cupboard.

### Conservatory

21' 5" x 9' ( 6.53m x 2.74m )  
Double glazed french doors with double glazed windows overlooking the area garden, french doors to dining room, laminate flooring, central heating radiator.

## First Floor Landing

Stairs to second floor, stairs to ground floor, storage cupboard, doors to various rooms.

## Bedroom Two

12' 5" into wardrobes x 12' ( 3.78m into wardrobes x 3.66m )

Double glazed window to front, central heating radiator, built-in wardrobes, door to first floor landing.

## Bedroom Three

8' 6" x 12' 6" ( 2.59m x 3.81m )

Double glazed window to front, central heating radiator, built-in wardrobes, door to first floor landing.

## Bedroom Four

12' x 8' 4" ( 3.66m x 2.54m )

Double glazed window to rear, central heating radiator, door to first floor landing.

## Bedroom Five

8' 7" x 9' ( 2.62m x 2.74m )

Double glazed window to rear, central heating radiator, door to first floor landing.

## Family Bathroom

Double glazed window to side, fitted bath with shower and screen, low flush toilet, pedestal wash basin, storage cupboard, heated towel rail, door, tiled walls, door to first floor landing.

## Second Floor Landing

Stairs to first floor, doors to various rooms.

## Bedroom One

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

With restricted head height. Two double glazed windows to rear, eaves storage, door to second floor landing.

## Shower Room

Double glazed window to rear, walk-in shower, low flush toilet, wash basin set in a vanity unit, storage cupboard, door to second floor landing.

## Outside Front

Off road parking, access to rear garden, gravelled area.

## Outside Rear

Having a large rear garden with paved patio area, access to front, two wooden built shed, large lawned area, selection of trees, plants and shrubs.

## Garage

Access to front.











To view this property please contact Connells on

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**EPC Rating: E**

Tenure: Freehold

**[view this property online connells.co.uk/Property/WVH330056](https://www.connells.co.uk/Property/WVH330056)**



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