



Connells

Goldthorn Avenue
Penn Wolverhampton



Property Description

Connells Wolverhampton bring to the market this exceptionally large and spacious CHAIN FREE three bedroom detached family property in the popular area of Penn. Having been extended a number of times by the previous owner, this property must be viewed in order to fully appreciate the space of on offer.

The property comprises of entrance porch, entrance hall, lounge, dining room, conservatory, kitchen diner, utility room and downstairs shower room. Additionally there is a downstairs wc, study and multi use room. To the first floor there are three bedrooms, en-suite bathroom and family bathroom. Externally there is annex style accommodation to rear comprising of three rooms. There is a driveway to front and enclosed rear garden.

The Location & Area

Goldthorn Avenue is located off Goldthorn Hill ideally situated for local schools and amenities with great transport links into Wolverhampton City centre.

Entrance Porch

Double glazed door to front, door to entrance hall.

Entrance Hall

Double glazed door to porch, double glazed window to side, stairs to first floor landing, doors to various rooms, central heating radiator, understair storage cupboard.

Lounge

12' 7" x 12' 11" (3.84m x 3.94m)
Double glazed window to front, fitted wardrobe, sliding door to dining room.

Dining Room

17' 8" x 10' 5" (5.38m x 3.17m)
Sliding door to lounge, central heating radiator, french doors to conservatory, door to entrance hall, door to kitchen.

Conservatory

14' 7" x 10' 4" (4.45m x 3.15m)
French doors, door to garden, ceiling fan.

Kitchen Diner

21' 4" x 9' 5" (6.50m x 2.87m)
Double glazed window to side and rear, double glazed door to side, a range of wall and base units with inset one and half stainless steel drainer sink, five ring gas burner, spotlights, inset oven, extractor, loft access, central heating radiator, door to utility room.

Utility

6' 2" x 4' 7" (1.88m x 1.40m)
Double glazed window to rear, a range of wall and base units, door to shower room.

Downstairs Shower Room

Double glazed window to front, low flush toilet, wash hand basin, shower cubicle.

Study

9' 6" x 5' 6" (2.90m x 1.68m)

Double glazed window to front, door to entrance hall.

Multi Use Room

9' 9" x 5' (2.97m x 1.52m)

Double glazed door to rear, door to study.

First Floor Landing

Double glazed window to side, doors to various rooms.

Bedroom One

16' x 11' 5" (4.88m x 3.48m)

Double glazed window to rear, fitted wardrobe, central heating radiator, door to first floor landing, door to en-suite.

En-Suite

Double glazed window to side, corner bath, low flush toilet, heated towel rail, vanity unit, extractor, door to Bedroom One.

Bedroom Two

15' 2" x 11' 9" (4.62m x 3.58m)

Double glazed window to front, fitted wardrobe, central heating radiator, door to first floor landing.

Bedroom Three

7' 2" x 8' 10" (2.18m x 2.69m)

Double glazed window to front, fitted wardrobe, central heating radiator, door to first floor landing.

Family Bathroom

Double glazed window to side, heated towel rail, corner bath with electric shower, extractor fan, vanity sink, door to first floor landing.

Outside Front

Driveway to front providing off road parking.

Annex Accommodation

Room One/ Potential Lounge

15' 3" x 10' 5" (4.65m x 3.17m)

Double glazed window to front and side, open to Room Two/Bedroom.

Room Two/ Potential Bedroom

7' 3" x 10' 4" (2.21m x 3.15m)

Double glazed window, door to Room Three/Potential Bathroom.

Room Three/ Potential Bathroom

11' 6" x 7' 4" (3.51m x 2.24m)

Double glazed window to front, door to front, open to Room Two.

Outside Front

Off road parking.

Outside Rear

Enclosed rear garden with lawned area, paved path, panelled fencing.

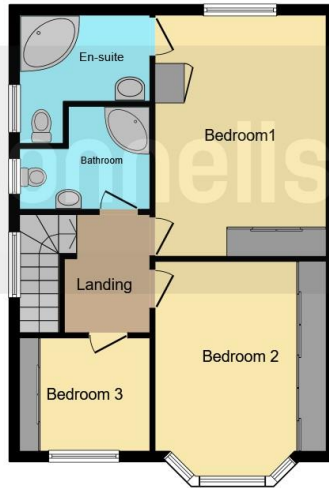




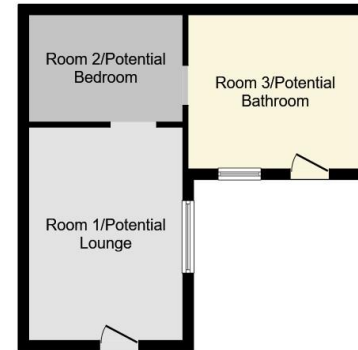




Ground Floor



First Floor



Annex Style Living

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: D

view this property online connells.co.uk/Property/WVH330693

Tenure: Freehold



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Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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