



Connells

Wolverley Avenue
Warstones Wolverhampton



Property Description

The Award Winning Connells Wolverhampton branch introduce Wolverley Avenue to the market, a well presented three-bedroom semi-detached family home with NO ONWARD CHAIN and is located in the sought-after area of Warstones.

This deceptively spacious home boasts an inviting entrance hallway, a lounge / dining room, a well-appointed kitchen, lean to and a ground floor wc. Upstairs, you'll find three generously sized bedrooms and a shower room. Outside, the property features a driveway for ample parking, while the rear offers a pleasant garden.

Don't miss your chance to view this fantastic home. Book your viewing today by calling our Connells Wolverhampton branch.

The Location & Area

Conveniently situated, this residence is in close proximity to a range of amenities and schools such as Highfields School, Springdale Primary School and Warstones Primary School. Set to the south west of Wolverhampton City Centre in the Warstones area, only a short drive from Penn common and Penn hospital within easy access to A449 for commuting.

Approach

Set back from the roadside behind a driveway for off-road parking.

Entrance Hall

Ceiling light point, radiator, storage cupboard beneath the stairs, double glazed window to the front, stairs rising to the first floor and doors leading to the lounge and kitchen.

Lounge/ Dining Room

17' 1" x 14' max (5.21m x 4.27m max)
Double glazed windows to the front and rear, gas fireplace, two ceiling light points and two radiators.

Kitchen

10' 1" x 9' (3.07m x 2.74m)
Matching wall and base units with stainless steel sink and drainer with mixer tap, partly tiled walls, plumbing point for dishwasher, radiator, storage cupboard housing the wall mounted boiler, ceiling light point, radiator, double glazed window to the rear, pantry cupboard with double glazed window to the size and doors to the hallway and lean to.

Lean To

Fitted worktop, wall light, storage cupboard and doors to the front, rear garden, ground floor WC and kitchen.

Ground Floor Wc

Low flush wc, window to the side and ceiling light point.

First Floor Landing

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

Bedroom One

10' 10" x 10' (3.30m x 3.05m)

Double glazed window to the rear, ceiling light point, radiator and two built-in wardrobes.

Bedroom Two

12' x 9' (3.66m x 2.74m)

Double glazed window to the rear, radiator, ceiling light point and built-in wardrobe.

Bedroom Three

8' x 8' (2.44m x 2.44m)

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

Shower Room

Shower cubicle, vanity wash hand basin with wc, wall mounted heater, tiled walls, radiator, ceiling light point and a double glazed window to the side.

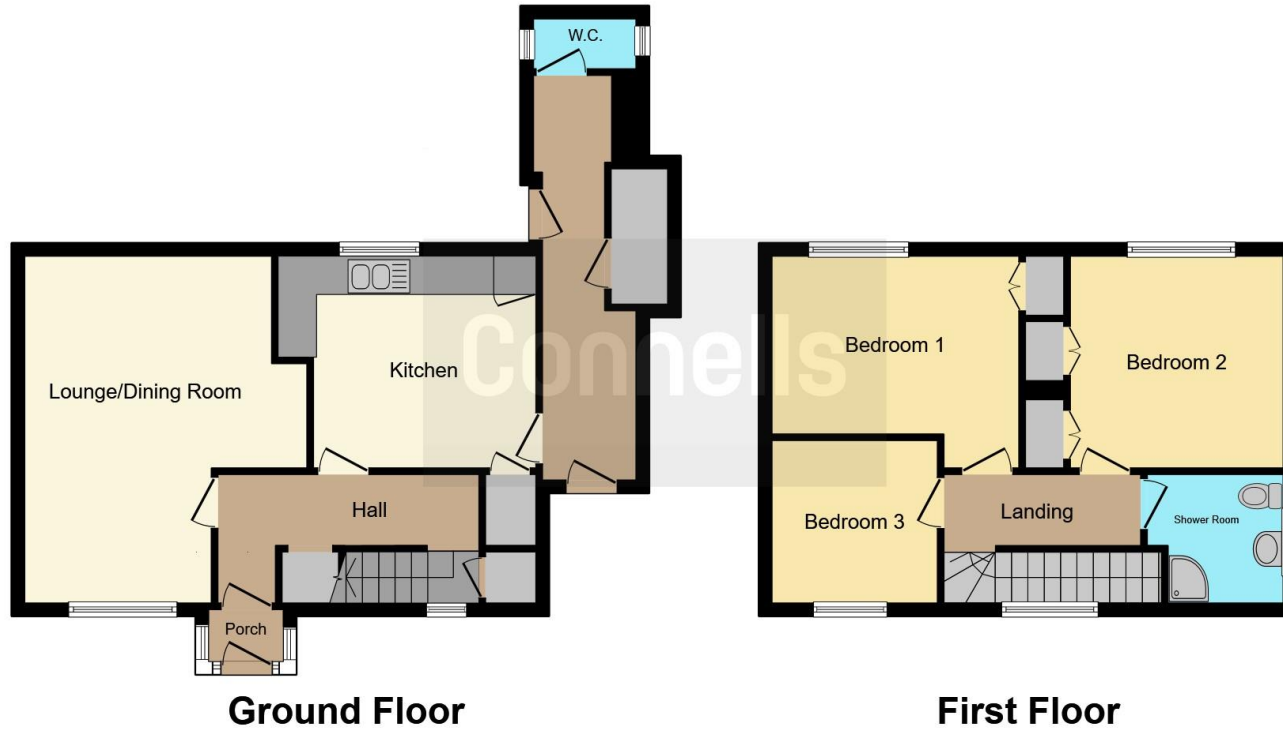
Outside Rear

A pleasant rear garden with paving area, central path to a greenhouse, lawn with picket fencing, timber shed, outside brick built shed, mature trees and an outside tap point.









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

view this property online connells.co.uk/Property/WVH330720

Tenure: Freehold



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