



Connells

Elston Hall Lane
Bushbury Wolverhampton



Property Description

Connells Award Winning Estate Agents in Wolverhampton is offering for sale this chain free and highly deceptive extended semi-detached home available with no upward chain, ready and available now.

Externally the property has off road parking and a pleasant rear garden with detached outbuilding which is ideal for gym, workshop of home office. Internally the property has an entrance hall, lounge, sitting room, ground floor shower room, extended kitchen diner, three bedrooms and a fitted family bathroom.

For further details please contact Connells.

Agents Note

The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential time frames involved

Location And Area

Located on Elston Hall Lane which offers fantastic commuting access to the Stafford Road A449 with further link the the M54 and M6 motorways, the i54 commercial development, local shopping, doctors, dentists, public houses, schools and eateries are all within close proximity.

Patio

Double glazed patio doors to front, door to hall.

Entrance Hall

Double glazed door to patio, stairs to landing, door to lounge, central heated radiator.

Ground Floor Shower Room

Refitted suite with a low flush toilet, wash basin, walk in shower area, double glazed window to side, extractor fan, tiled floor.

Lounge

13' 6" x 13' 1" into recess (4.11m x 3.99m into recess)

Double glazed window to front, door to hall, archway leading to sitting area, central heated radiator, electric fire.

Sitting Area

13' into recess x 11' (3.96m into recess x 3.35m)

Gas fire, doors to various rooms, opening to lounge.

Kitchen Diner

16' 3" x 11' 3" (4.95m x 3.43m)

Double glazed door and window to rear access, wall and base units with roll top worksurfaces, single drainer sink unit, door to sitting room, tiled floor, central heated radiator, plumbing for automatic washing machine.

First Floor Landing

Loft access with pull down ladders and lighting, double glazed window to side, central heated radiator, stairs to ground floor, doors to various rooms.

Bedroom One

10' into wardrobe x 11' 5" (3.05m into wardrobe x 3.48m)

Double glazed window to front, central heated radiator, built in wardrobe, door to landing.

Bedroom Two

8' 1" into wardrobe x 11' (2.46m into wardrobe x 3.35m)

Double glazed window to rear, central heated radiator, built in wardrobe, door to landing.

Bedroom Three

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

Double glazed window to rear, central heated radiator, door to landing.

Bathroom

Double glazed window to side, walk in shower area, low flush toilet, wash basin set in a vanity unit, airing cupboard housing Worcester boiler, heated towel rail with extractor fan, spotlights and tiled walls.

Outside Front

Off road parking to front, access to rear garden.

Outside Rear

Power point, water tap, artificial lawned area, block paved patio area, gate leading to side access.

Detached Outbuilding

Situated to the rear of the property, having two rooms.

Area One

13' x 5' 2" (3.96m x 1.57m)

Outside power point, window to rear, gate to garden area.

Area Two

6' x 4' 8" (1.83m x 1.42m)

Glazed window to garden, door to area one.









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

To view this property please contact Connells on

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EPC Rating: Awaited

Tenure: Freehold

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Property Ref: WVH330707 - 0002