



Connells

Fairview Road
Wednesfield Wolverhampton

Fairview Road Wednesfield Wolverhampton WV11 1DA

for sale offers in the region of
£320,000



Property Description

This beautifully presented four bedroom extended property is perfect for a growing family and is situated in a popular location in Wednesfield. This property is well presented throughout and is deceptively spacious and should be viewed to appreciate the accommodation on offer.

Internally the property comprises of a porch leading to an inviting entrance hallway. The property boasts a spacious through lounge / dining room and an entertainment kitchen area. This stunning home also benefits from having a utility room, ground floor shower room and a storage area which could be used as a potential office or playroom. Heading upstairs, you'll find four generously sized bedrooms and a family bathroom for the convenience of family members and guests. Outside to the front is a concrete print driveway for several vehicles. While to the rear boasts a rear garden with an outbuilding which could be converted into a potential bar, making this garden into the perfect place to entertain at family barbecues.

Don't miss your chance to view this fantastic extended family home. Call the Connells Wolverhampton branch today to book your viewing.

The Location & Area

Situated between Deyncourt Road and Mill Lane on the ever popular Fairview Road which is ideally located for the ever popular Deyncourt Primary school. The property also has fantastic commuting access to the M6

and M54 motorways along with great access to New Cross Hospital, Bentley Bridge retail park and Wednesfield shopping centre.

Entrance Porch

Door to front and door to leading to entrance hallway.

Entrance Hall

Door to front, radiator, understair storage cupboard with window and lighting, stairs rising to the first floor and doors leading to the lounge/dining room and kitchen.

Through Lounge

27' 1" into bay x 10' 7" (8.26m into bay x 3.23m)

Double glazed bay window to front, central heating radiator, fire with surround sliding doors to kitchen.

Kitchen Diner

19' 9" max x 16' 6" max (6.02m max x 5.03m max)

Matching high gloss wall and base units, breakfast bar, stainless steel sink and drainer with mixer tap, integrated appliances to include dishwasher and fridge, space for cooker, doors leading to the utility and hallway, double glazed sliding door to the lounge / dining room, radiator, double glazed french doors to the rear garden and double glazed window to the rear.

Utility

Plumbing for washing machine, space for dryer, extractor fan, double glazed window to the rear, doors to ground floor shower room, outside to outbuilding and storage area.

Shower Room

Walk-in shower cubicle, wash hand basin, low flush wc, tiled walls, heated towel rail, extractor fan & double glazed window to the front.

Storage Area

Double glazed windows to the front and rear, doors to the front driveway and utility, storage cupboard, ceiling light point and power supply.

First Floor Landing

Loft access, ceiling light point and doors to various rooms.

Bedroom One

14' 9" max x 9' 10" max (4.50m max x 3.00m max)

Double glazed window to the front, radiator, ceiling light point and door to landing.

Bedroom Two

12' 8" max x 11' 7" max (3.86m max x 3.53m max)

Double glazed window to the rear, radiator, ceiling light point and door to landing.

Bedroom Three

15' 7" max x 7' 6" max (4.75m max x 2.29m max)

Double glazed window to front, radiator, ceiling light point and door to landing.

Bedroom Four

9' 4" max x 7' 5" max (2.84m max x 2.26m max)

Double glazed window to the front and rear, radiator, ceiling light point, loft access and door to landing.

Family Bathroom

Panelled bath, low flush wc, wash hand basin, tiled walls, cupboard housing the boiler, radiator, ceiling light point and a double glazed window to the rear.

Outside Front

Having a sizeable concrete print driveway providing ample off road parking.

Outside Rear

Paved patio area, steps to a further paved area, lawn and fence surround, door leading to the outbuilding.

Outbuilding

Doors leading to the rear garden and outside area to the utility, lighting, double glazed window to the front. Currently used for storage but has versatile uses.









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

Tenure: Freehold

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