



Connells

Merridale Street West
Wolverhampton



Property Description

Connells Wolverhampton welcomes this renovated three-bedroom mid-terrace home on Merridale Street West, where contemporary living meets classic charm in the Penn Fields area. This property is offered with no onward chain, making it an ideal choice for buyers.

The accommodation begins with a welcoming front reception room, perfect for relaxing or entertaining guests. The second reception room offers a versatile space that can be utilised as a cosy lounge or a dining room, catering to your lifestyle needs. The modern kitchen is well-equipped, providing a stylish and functional area. Completing the ground floor is a stunning shower room, designed with modern finishes that enhance the overall appeal of the home.

As you head upstairs, you'll find three generously sized bedrooms, each offering ample space, making them perfect for family living or as guest rooms.

Outside, the property boasts a rear garden, providing an outdoor space for leisure and enjoyment, ideal for summer barbecues or children's play area.

This delightful home combines modern amenities with traditional character. Don't miss the opportunity to make this your new home! Call the Connells Wolverhampton branch today to book your viewing.

Location And Area

Situated within the Penn Fields area of Wolverhampton which is conveniently located for Wolverhampton City Centre and popular local schools. There are a wonderful selection of local shops within Wolverhampton City Centre.

Front Reception Room

11' 6" max x 11' 6" max (3.51m max x 3.51m max)

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

Second Reception Room

11' 6" max x 11' 6" max (3.51m max x 3.51m max)

Double glazed window to the rear, storage cupboard, ceiling light point, radiator and doors leading to the front reception room, stairs rising to the first floor and kitchen.

Kitchen

10' 5" x 7' 6" (3.17m x 2.29m)

Matching wall and base units with stainless steel sink and drainer with mixer tap, integrated electric oven, four ring electric hob, plumbing point for washing machine, extractor hood, partly tiled walls, wall mounted boiler, double glazed window to the side, ceiling light point and doors to the second reception room and lobby.



Lobby

Radiator, wall light and doors to the kitchen, ground floor shower room and rear garden.

Ground Floor Shower Room

Walk-in shower, low flush WC, wash hand basin, partly tiled walls, heated towel rail, extractor fan, ceiling light point and double glazed window to the side.

First Floor Landing

Radiator, two ceiling light points and doors leading to all bedrooms

Bedroom One

11' 6" max x 11' 4" max (3.51m max x 3.45m max)

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

Bedroom Two

11' 7" x 8' 6" (3.53m x 2.59m)

Double glazed window to the rear, radiator, ceiling light point and cupboard with loft access.

Bedroom Three

12' x 7' 5" (3.66m x 2.26m)

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

Outside Rear

Rear garden with right of access and a mature tree.









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

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Tenure: Freehold



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