



Connells

Springhill Avenue
Penn Wolverhampton



Property Description

Connells Wolverhampton welcome to the market this beautifully extended three-bedroom semi-detached family home located on the desirable Springhill Avenue, nestled in a sought-after area of Penn.

Upon entering, you are greeted by a generous entrance hallway that sets the tone for the rest of the home. The front reception room could be used as a dining room or sitting room which also boasts a feature bay window. The ground floor boasts underfloor heating and also includes a well-appointed shower room. The modern kitchen is complete with highly rated integrated appliances, ensuring a seamless cooking experience. The extended entertainment lounge is perfect for gatherings and family time, providing ample space to relax and unwind.

Venturing upstairs, you will find three bedrooms, each offering a retreat for rest and relaxation. The family bathroom is conveniently located on this floor, designed for both functionality and comfort.

To the front, a block-paved driveway provides ample off-street parking while the rear garden is a delightful outdoor space, well-presented and perfect for summer barbecues, children's play, or simply enjoying the fresh air.

Further features of this property include all areas controlled Hive and a 6 camera CCTV system with remote access.

Don't miss the opportunity to make it your own! Call the Connells Wolverhampton branch today.

Location And Area

Set to the south west of Wolverhampton City Centre in the Springhill area of Penn. Excellent local schooling is available most noteworthy of which is St Bartholomew's Church of England Primary School which has recently received an Outstanding Ofsted report and Woodfield Primary School. Easy access provided to Penn Common and Penn Hospital, local shopping facilities and eateries can be found on the A449 route.

Entrance Hallway

Ceiling spotlights, stairs rising to the first floor, radiator and doors leading to the front reception room, ground floor shower room, kitchen and extended lounge.

Front Reception

12' 8" max x 10' 4" max (3.86m max x 3.15m max)

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

Ground Floor Shower Room

Walk-in shower cubicle, low flush WC, wash hand basin unit, tiled walls, ceiling light point, shaver socket point and extractor fans.

Kitchen

Matching wall and base units with inset stainless steel Belfast sink with spray mixer tap and breakfast bar, integrated appliances such as double gas ovens, microwave and dishwasher, plumbing point for washing machine, ceiling spotlights, cupboard housing the wall mounted boiler, five ring gas hob with extractor hood above, skylight window, double glazed window to the side and door to the side access. The kitchen also benefits from a high speed data connection point and a speaker connection point.

Lounge

17' 9" max x 16' 5" max (5.41m max x 5.00m max)

Ceiling spotlights, two vertical radiators, double glazed window to the side and French doors leading out to the rear garden. The room also benefits from having a high speed data connection point and a speaker connection point.

First Floor Landing

Loft access, double glazed window to the rear, ceiling light point and doors leading to all bedrooms and bathroom.

Bedroom One

13' 2" max x 10' 5" max (4.01m max x 3.17m max)

Double glazed bay window to the front, radiator and a ceiling light point with a ceiling rose.

Bedroom Two

9' 5" x 6' 9" (2.87m x 2.06m)

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

Bedroom Three

11' 5" x 5' 9" (3.48m x 1.75m)

Irregular shaped room with double glazed window to the front, ceiling light point and radiator.

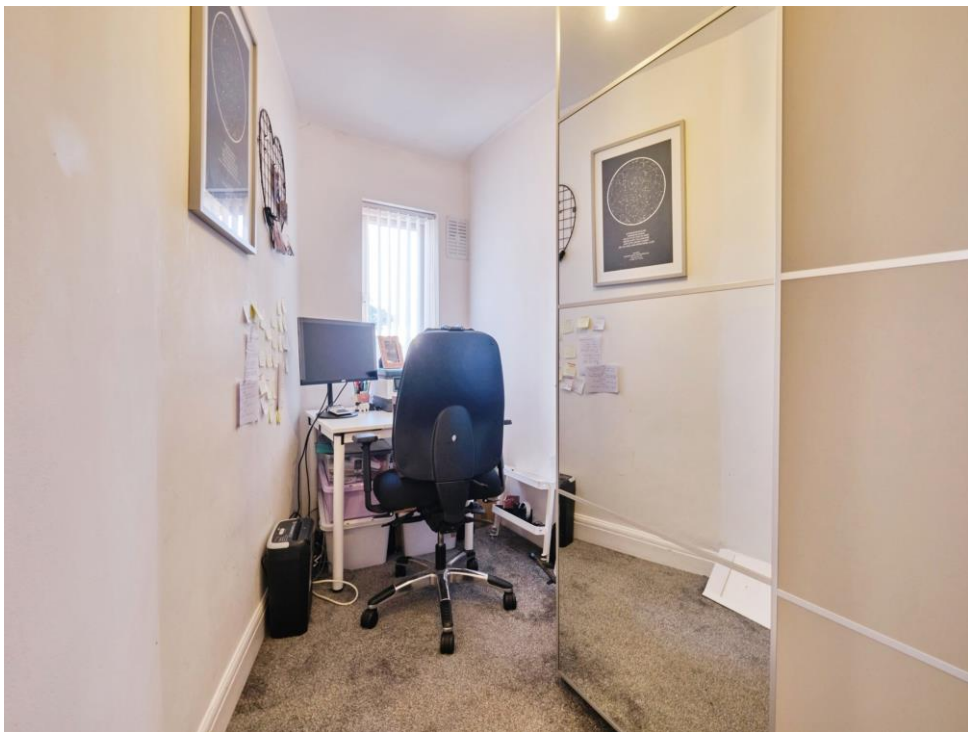
Bathroom

L shaped bath with shower over, low flush WC, wall mounted wash hand basin unit, heated towel rail, tiled walls, ceiling light point, extractor fan, double glazed window to the rear and speaker connection point.

Outside Rear

Steps down to a block paved patio with lawn and central path, timber shed and benefits from still having a side gate access.









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

Tenure: Freehold

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