



Connells

Donington Grove
Oxley Wolverhampton



Property Description

Connells Wolverhampton have the delight to bring to the market this well presented two bedroom top floor apartment on a popular development. Benefiting from being well presented throughout this property would make an ideal first time purchase or buy to let investment opportunity.

The property comprises of an entrance hall, kitchen/ lounge with adjoining balcony, two well proportioned bedrooms, en-suite, bathroom. Externally there are communal grounds, one allocated parking space.

Viewing is highly recommended to appreciate the accommodation on offer.

Location And Area

Situated on a popular and modern built development just off the A449 Stafford Road, which offers fantastic commuting links into Wolverhampton City Centre and the M54 as well as M6 motorways, the i54 Commercial development is also relatively close by as well as popular schooling, doctors and dentists as well as popular public houses with eateries just a stone's throw away.

Communal Entrance Hall

Secure intercom access, stairs.

Entrance Hall

Double glazed window to rear, storage cupboard, doors to various rooms.

Kitchen/Lounge

21' 6" x 10' 4" max (6.55m x 3.15m max)

Double glazed window to side, double glazed window to rear, double glazed french doors to front leading to balcony and radiator. A range of wall and base units, integrated oven, hob and extractor, one and a half stainless steel drainer sink, integrated fridge freezer, integrated washer, integrated dishwasher, open to the lounge area.



Bedroom One

10' 8" x 10' 7" (3.25m x 3.23m)

Double glazed window to front, radiator, door to entrance hall, door to en-suite

En-Suite

Corner mixer shower, heated towel rail, radiator, low flush toilet, extractor, door to bedroom one.

Bedroom Two

10' 8" x 7' 11" (3.25m x 2.41m)

Double glazed window to front, radiator, door to entrance hall.

Bathroom

Double glazed window to rear, panelled bath, pedestal sink, low flush toilet, radiator, door to entrance hall.

Outside

One allocated parking space as well highly maintained communal grounds.









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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81-83 Darlington Street
 WOLVERHAMPTON WV1 4EX

EPC Rating: B Council Tax
 Band: B

Service Charge:
 1440.00

Ground Rent:
 250.00

Tenure: Leasehold

view this property online connells.co.uk/Property/WVH331575

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2014. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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