



**Connells**

Akron Drive  
Oxley Wolverhampton



# Akron Drive Oxley Wolverhampton WV10 6EG

for sale offers in the region of  
**£315,000**



## Property Description

Connells Wolverhampton have the delight of bringing to the market this immaculately presented and surprisingly spacious four bedroom semi-detached family property in a popular residential location. Benefiting from an abundance of internal space this property must be viewed in order to fully appreciate.

The property comprises of an entrance hall, large entertainment style lounge, modern fitted kitchen diner and a downstairs wc. On the first floor there are two bedrooms one with an en-suite and a family bathroom, on the top floor there is an additional two double bedrooms and a family bathroom. Externally to the property there is an enclosed rear garden, garage and a driveway to rear.

Viewing is highly recommended to appreciate to accommodation on offer.

## Location And Area

Set to the north of Wolverhampton City centre on the popular Akron Gate development with easy access to the A449 Stafford Road leading to the i54 Commercial Development, M54 motorway and adjoining M6 motorway, with nearby supermarket and eateries.

## Entrance Hall

Double glazed door to front, doors to various rooms, stairs access.

## Kitchen Diner

15' 5" into bay x 8' 9" ( 4.70m into bay x 2.67m )

Double glazed window to front, double glazed window to side, breakfast bar area, range of wall and base units with one and a half stainless steel drainer sink, plumbing for a washer, space for a fridge freezer, plumbing for a dishwasher, inset oven, hob and extractor, door to entrance hall.

## Lounge

11' 8" x 17' 8" max ( 3.56m x 5.38m max )

Double glazed window to rear, double glazed window to side, french doors to rear garden, radiator, door to entrance hall.

## Downstairs Wc

Low flush toilet, radiator, wash hand basin, door to entrance hall.



## First Floor Landing

Doors to various rooms.

## Bedroom One

10' x 13' 11" ( 3.05m x 4.24m )

Two double glazed windows to rear, radiator, two fitted wardrobes, door to landing, door to en-suite.

## En-Suite

Double glazed window to side, mixer shower in a cubicle, low flush toilet, pedestal sink, door to bedroom.

## Bedroom Four

12' x 8' 10" ( 3.66m x 2.69m )

Double glazed window to front, double glazed window to side, radiator, door to landing.

## Bathroom

Double glazed window to front,

## Bathroom

Double glazed window to front, panelled bath, pedestal sink, low flush toilet, radiator, door to landing.

## Second Floor Landing

Doors to various room, loft access, water tank storage cupboard.

## Bedroom Two

10' 3" x 16' 2" ( 3.12m x 4.93m )

Two double glazed windows to rear, double glazed window to side, radiator, door to landing.

## Bedroom Three

8' 4" x 16' 3" ( 2.54m x 4.95m )

Two double glazed windows to front, double glazed window to side, radiator, door to landing.

## Bathroom

Panelled bath, pedestal sink, low flush toilet, double glazed window to side, radiator, door to landing.

## Outside Front

Courtyard style garden

## Outside Rear

Mature enclosed rear garden with a range of plants, trees and shrubs, gated access to the rear.

## Garage

Up and over door to front, abundance of storage space.



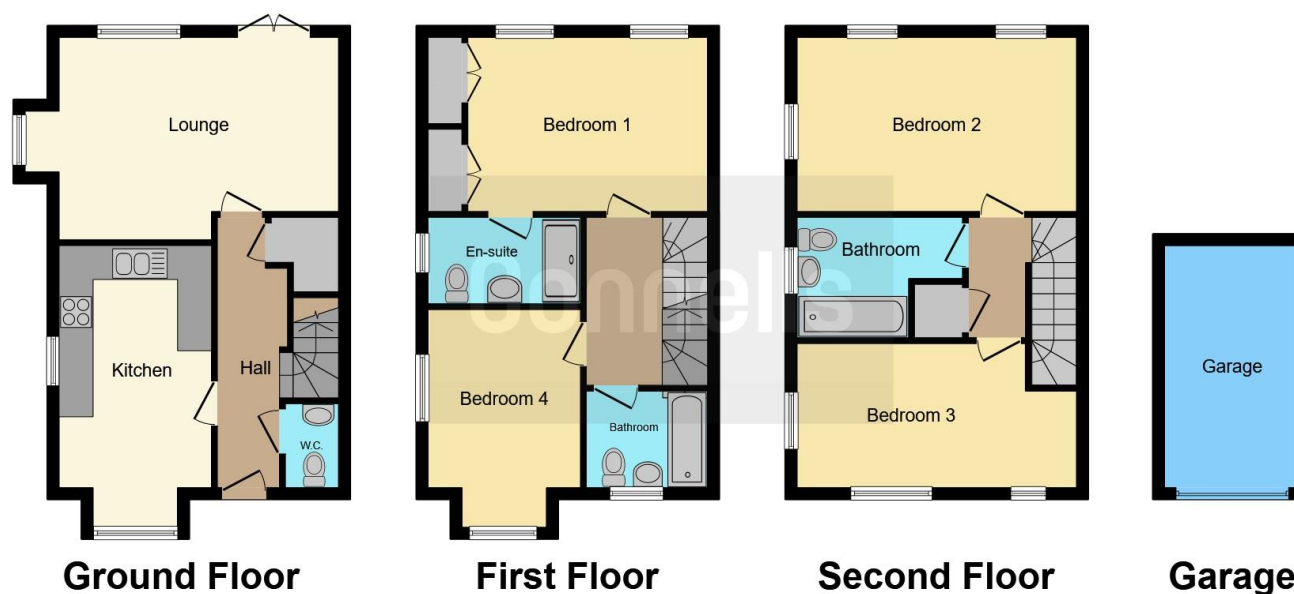












This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

To view this property please contact Connells on

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**EPC Rating: C**

Tenure: Freehold

**view this property online** [connells.co.uk/Property/WVH331699](http://connells.co.uk/Property/WVH331699)



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