



Connells

Broad Lane North
Willenhall



Property Description

Connells Wolverhampton are delighted to bring to the market this CHAIN FREE four bedroom detached family property with an abundance of internal and external space. Viewing is highly recommended.

Externally there are two driveways, garage, front, side and rear gardens. Internally there is a large family lounge, dining room, kitchen, utility, conservatory and downstairs wc. On the first floor there is a selection of four bedrooms and family bathroom.

The Location & Area

Situated on the ever popular Broad Lane North offering a fantastic selection of schools nearby, this home is also situated on the borders of Wednesfield, Willenhall and Coppice Farm which also offers a great selection of shops in Bloxwich, Willenhall, Wednesfield and the popular Bentley Bridge retail park.

Kitchen

9' 8" x 8' (2.95m x 2.44m)

Double glazed window to rear, a range of wall and base units, space for various appliances, inset sink, door to entrance hall, door to utility.

Utility

8' 9" x 5' 5" (2.67m x 1.65m)

Double glazed door to rear, door to kitchen, sink, plumbing for washing machine, a range of kitchen unit.

Dining Room

9' 8" x 7' 11" (2.95m x 2.41m)

Double glazed french doors to conservatory, central heating radiator, door to entrance hall.

Conservatory

8' 10" x 8' 5" (2.69m x 2.57m)

Double glazed windows, door to dining room.

Entrance Porch

Double glazed door to front, door to entrance hall.

Entrance Hall

Door to front, stairs to first floor landing, doors to various rooms.

Lounge

11' 4" x 16' 3" (3.45m x 4.95m)

Double glazed bay window to front, central heating radiator, door to entrance hall.



Downstairs Wc

Double glazed window to side, pedestal sink, low flush toilet, wash hand basin, door to entrance hall.

First Floor Landing

Doors to various rooms.

Bedroom One

11' 5" x 8' 11" (3.48m x 2.72m)

Double glazed window to front, fitted wardrobe, central heating radiator, door to first floor landing.

Bedroom Two

9' 8" x 9' (2.95m x 2.74m)

Double glazed window to rear, central heating radiator, door to first floor landing.

Bedroom Three

9' 8" x 6' 10" (2.95m x 2.08m)

Double glazed window to rear, central heating radiator, door to first floor landing.

Bedroom Four

8' 5" x 6' 11" (2.57m x 2.11m)

Double glazed window to front, central heating radiator, door to first floor landing.

Family Bathroom

Double glazed window to side, panelled bath, low flush toilet, pedestal sink, central heating radiator, door to first floor landing.

Garage

16' x 8' 5" (4.88m x 2.57m)

Up and over door to front.

Outside Front

Large driveway providing off road parking, mature garden.

Outside Side

Feature pergola area for outdoor seating, surrounding panelled fences.

Outside Rear

Enclosed rear garden with lawned area, mature plants, trees and shrubs, gated access leading of the rear paved driveway.









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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EPC Rating: D Council Tax
 Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/WVH332082



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