



Connells

Snape Road
Ashmore Park Wednesfield Wolverhampton

Snape Road Ashmore Park Wednesfield Wolverhampton WV11 2NP

for sale offers over
£100,000



Property Description

Samuel Thorneywork from the award winning Connells Wolverhampton branch is delighted to bring to the market this deceptively spacious first floor two bedroom flat situated in the popular area of Ashmore Park.

Internally the property is well presented and comprises of a communal entrance hallway with stairs leading to the main accommodation where you find an inviting entrance hallway, well appointed kitchen and a cosy / spacious lounge. An inner hallway then leads you to two double bedrooms and a bathroom. Outside this flat benefits from communal grounds and an allocated rear garden for those wanting to enjoy the outdoor space.

Viewings are highly recommended and would be suitable for first time buyers, investors or those seeking to downsize. Call the Connells Wolverhampton branch today to book your viewing.

The Location & Area

Situated on a corner plot close to Griffiths Drive and close to local fields. Popular shops, doctors, dentists, schooling and bus routes linking to Wednesfield and Bentley Bridge retail park, as well as New Cross Hospital all conveniently located within close proximity.

Approach

Set back from the roadside behind communal ground with path to a secure intercom system.

Communal Hall

Doors to front and rear, stairs rising to the main accommodation.

Entrance Hall

Doors to kitchen and lounge, ceiling light point, double glazed window to rear in utility area, loft access.

Kitchen

10' x 9' 4" (3.05m x 2.84m)

Matching wall and base units with stainless steel sink and drainer with mixer tap, plumbing for washing machine and dishwasher, part tiled walls, integrated electric oven, four ring gas hob with extractor hood, double glazed window.



Lounge

17' 4" x 10' 6" (5.28m x 3.20m)

Double glazed circular window, ceiling light point, double glazed bow window, central heating radiator, electric fireplace, doors to hall and inner hall.

Inner Hall

Storage cupboard with wall mounted boiler, doors to lounge, bedrooms and bathroom.

Bedroom One

13' 4" x 9' 7" (4.06m x 2.92m)

Double glazed window, ceiling light point, central heating radiator.

Bedroom Two

10' 9" x 9' 9" (3.28m x 2.97m)

Double glazed window, ceiling light point, central heating radiator.

Bathroom

Panelled bath with shower area, low flush wc, tiled walls, wash hand basin, spotlights, central heating radiator, two double glazed windows.

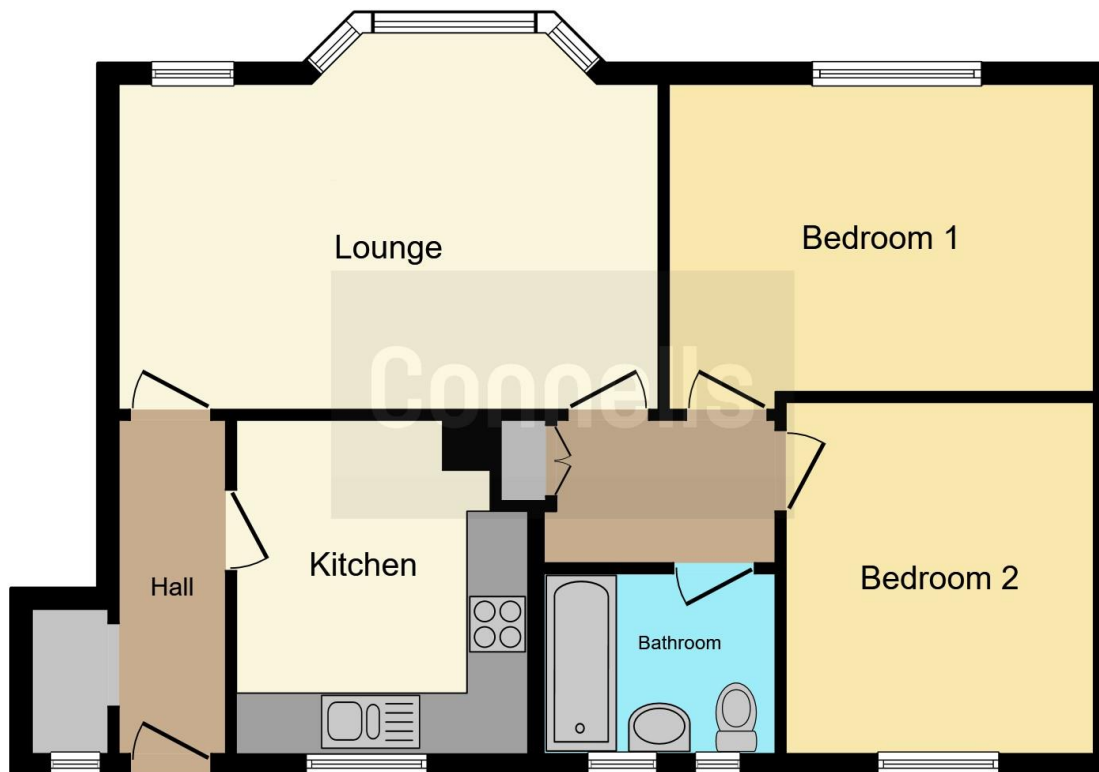
Allocated Rear Garden

With lawn and paved pathway.









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: C

Tenure: Leasehold

view this property online connells.co.uk/Property/WVH332075

This is a Leasehold property with details as follows; Term of Lease 125 years from 25 Nov 2002. 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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