



Connells

Trimpley Gardens
Penn Wolverhampton

Trimpley Gardens Penn Wolverhampton WV4 5PQ

for sale offers in the region of
£350,000



Property Description

Connells Wolverhampton are delighted to bring to the market this attractive chain free, three bedroom detached home in a popular residential location. Benefiting from no onward chain this property must be viewed in order to fully appreciate.

The property comprises of an entrance porch, entrance hall, large over 23ft long entertainment style lounge, generous kitchen with space for a dining table, separate dining room, ground floor wc, large utility to side. On the first floor there are three double bedrooms and a separate family shower room. Externally there is a garage, large driveway, as well as front and highly maintained rear garden.

Viewing is highly recommended to appreciate the accommodation on offer.

Location And Area

Set to the south of Wolverhampton City Centre in the highly regarded, established and desirable Penn area just off the A449 route ideally placed for easy access to numerous local shops and restaurants along the A449 whilst also having the benefits of the numerous highly regarded local schools.

Entrance Porch

Double glazed door to front, door to entrance hall.

Entrance Hall

Doors to various rooms.

Lounge

11' 11" x 23' 2" (3.63m x 7.06m)

Double glaze window to rear, sliding door to rear, two radiators, door to entrance hall.

Kitchen

16' 6" x 8' 10" (5.03m x 2.69m)

Double glazed window to front, range of wall and base units with space for various appliances, space for a dining table, door to side utility, door to entrance hall.

Dining Room

15' 6" x 8' 5" (4.72m x 2.57m)

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

Downstairs Wc

Low flush toilet wash hand basin, door to entrance hall, double glazed window to side.

Utility

Door to front, door to rear garden, plumbing for a washing machine.

First Floor Landing

Doors to various rooms.

Bedroom One

23' 2" max, into wardrobe x 10' (7.06m max, into wardrobe x 3.05m)

Double glazed window to front, fitted wardrobes with door to store, vanity sink, radiator, door to landing.

Bedroom Two

12' x 12' 5" (3.66m x 3.78m)

Double glazed window to rear, fitted wardrobes, radiator, door to landing.

Bedroom Three

11' 10" x 10' 5" (3.61m x 3.17m)

Double glazed window to rear, fitted wardrobes, radiator, door to landing.

Family Shower Room

Double glazed window to side, low flush toilet, bidet, radiator, waterfall mixer shower in a cubicle, heated towel rail, door to landing.

Garage

Double doors to front.

Outside Front

Off road car parking, as well as a landscaped garden with pathway to side.

Outside Rear

Good sized enclosed rear garden, mostly lawned with a range of mature plants, trees and shrubs and a range of fencing.









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: Awaited
 Council Tax Band: E

Tenure: Freehold

view this property online connells.co.uk/Property/WVH332184



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