



Connells

Lewis Avenue  
Eastfield Wolverhampton





### Property Description

Connells Wolverhampton are delighted to bring to the market this immaculately presented two bedroom semi detached property in a popular residential location.

The property comprises of entrance porch, entrance hall, lounge, conservatory, modern fitted kitchen and utility. On the first floor there are two spacious bedrooms and a stylish shower room. Externally there is a driveway to front and a good size enclosed rear gardens.

### The Location & Area

Situated close to the main Willenhall Road linking to Willenhall and Wolverhampton offering fantastic commuting access to the Black Country Route, M6 and M54 motorways. Wednesfield shopping centres, Willenhall shopping centres and the ever popular Bentley Bridge retail park are also close by. There is a fantastic selection of local schools nearby along with bus routes.

### Entrance Porch

Double glazed door to front, door to entrance hall.

### Entrance Hall

Door to porch, stairs to first floor landing, door to utility, door to lounge.

### Lounge

12' x 9' 7" ( 3.66m x 2.92m )

Double glazed window to front, french doors to rear, central heating radiator, electric fire, door to entrance hall.

### Utility

7' 6" x 5' 9" ( 2.29m x 1.75m )

Double glazed door to side, central heating radiator, door to entrance hall, door to kitchen.

### Kitchen

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

Double glazed window to rear, a range of wall and base units, inset oven, hob and extractor, integrated appliances, door to utility.

### Conservatory

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

Double glazed windows, french doors to rear garden.



### First Floor Landing

Doors to various rooms.

### Bedroom One

16' 11" x 8' 9" ( 5.16m x 2.67m )

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

### Bedroom Two

11' 1" x 9' 8" ( 3.38m x 2.95m )

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

### Shower Room

Double glazed window to rear, shower cubicle with waterfall shower, vanity sink, door to first floor landing.

### Separate Wc

Low flush toilet, door to first floor landing.

### Outside Front

Driveway to front providing off road parking, lawned garden area.

### Outside Rear

Low maintenance rear garden mainly slabbed, panelled fences.



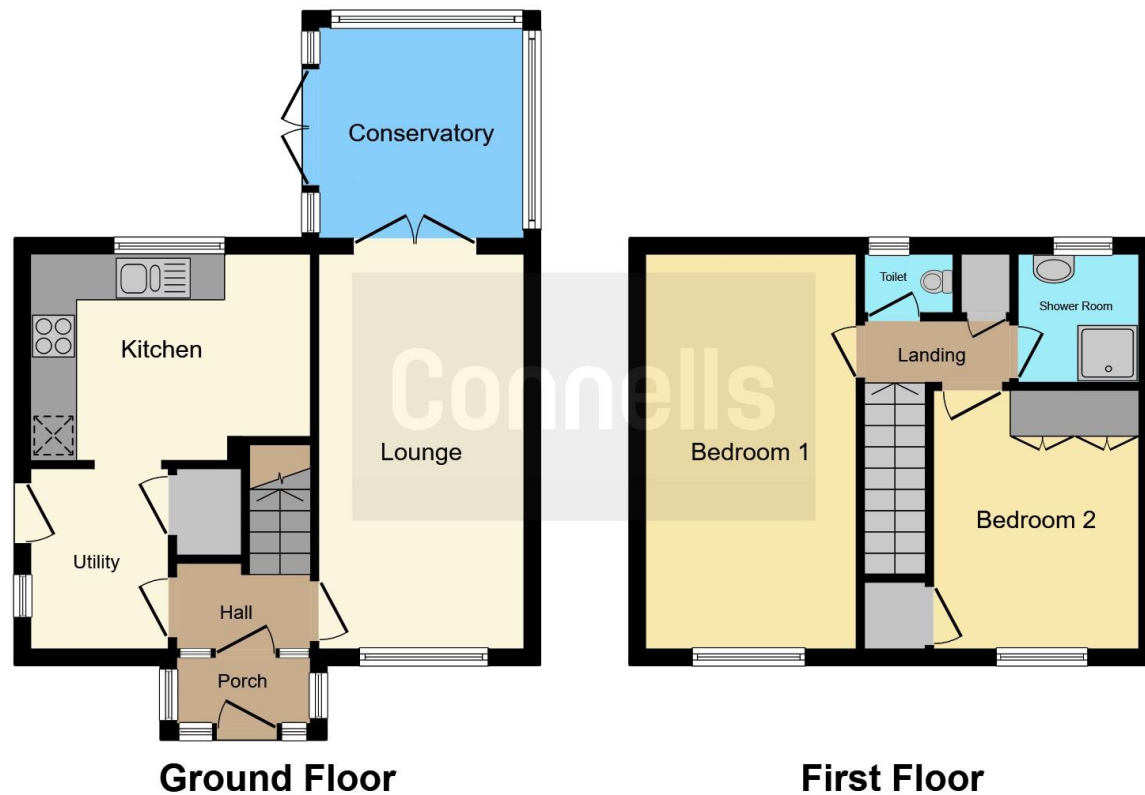












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**T 01902 710 170**  
**E [wolverhampton@connells.co.uk](mailto:wolverhampton@connells.co.uk)**

81-83 Darlington Street  
 WOLVERHAMPTON WV1 4EX

EPC Rating: E Council Tax  
 Band: A

Tenure: Freehold

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