



Connells

Greenfield Lane
Fordhouses Wolverhampton

Greenfield Lane Fordhouses Wolverhampton WV10 6NX

for sale offers in the region of
£250,000



Property Description

Connells Wolverhampton is proud to bring to the market this deceptively spacious three bedroom semi-detached family home in need of renovation work and boasts no onward chain.

Internally the property comprises of an entrance hallway leading to a spacious lounge and kitchen, lean to with access to a downstairs wc, utility area and garage, the ground floor also has the added benefit of a conservatory. On the first floor there are three generous bedrooms and a shower room.

Externally there is a driveway to front with ample off road parking and an enclosed rear garden.

Location And Area

Greenfield Lane offers fantastic commuting links to Wolverhampton City centre, i54 commercial development and M54 and adjoining M6 motorway. There is a wonderful selection of local schooling nearby along with local shopping.

Approach

Off road parking to front and garden area.

Entrance Hallway

Double glazed window to front, stairs to first floor landing, radiator, door to kitchen and lounge.

Lounge

20' 2" max x 11' 4" max (6.15m max x 3.45m max)

Double glazed window to front, electric fire place, double glazed sliding doors to conservatory, two radiators.

Conservatory

10' 3" x 9' 6" (3.12m x 2.90m)

Double glazed windows, french doors to rear garden.

Kitchen

12' 6" max x 9' 1" max (3.81m max x 2.77m max)

Matching wall and base units with ceramic sink and drainer with mixer tap, gas and electric cooker points, plumbing point for dishwasher, partly tiled walls, ceiling light point, wall mounted boiler, radiator, double glazed window to rear, doors to hallway and lean to.

Lean To

Doors to front and rear, access to ground floor wc, utility, kitchen and garage.

Ground Floor Wc

Low flush wc, wall mounted wash hand basin, tiled walls, wall mounted heater, double glazed window to rear and ceiling light point.



Utility

7' 3" x 6' 4" (2.21m x 1.93m)

Plumbing point for washing machine, tiled walls, double glazed window to rear, electric wall mounted heater.

First Floor Landing

Airing cupboard, radiator, loft access, double glazed window to side, doors to various rooms.

Bedroom One

11' 4" max x 10' 10" max (3.45m max x 3.30m max)

Double glazed window to front, radiator.

Bedroom Two

11' 4" max x 10' 4" max (3.45m max x 3.15m max)

Double glazed window to rear, radiator, cupboard housing the water tank.

Bedroom Three

10' 7" x 9' (3.23m x 2.74m)

Double glazed window to front, radiator, fitted wardrobes.

Shower Room

Shower cubicle, low flush toilet, wash hand basin unit, extractor fan, heated towel rail, tiled walls, ceiling spotlights, double glazed window to side.

Outside Rear

Paved patio area with astro turf, outside tap, outside socket, side gate and two timber sheds.

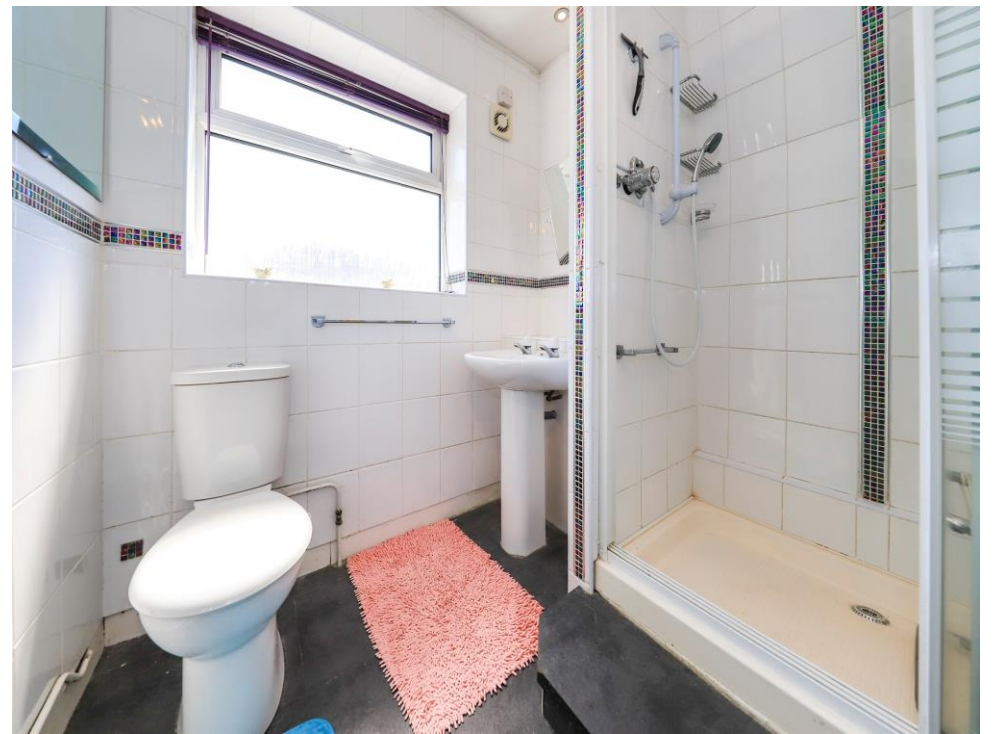
Garage

up and over door to front.

Agents Note

Please note the property is 50% ownership currently but would look to be 100% on completion through Bromford Housing.









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

T 01902 710 170
E wolverhampton@connells.co.uk

81-83 Darlington Street
 WOLVERHAMPTON WV1 4EX

EPC Rating:
 Awaited

Council Tax
 Band: C

Service Charge: Ask
 Agent

Ground Rent:
 407.70

Tenure: Leasehold

view this property online connells.co.uk/Property/WVH331592

This is a Leasehold property with details as follows; Term of Lease 125 years from 25 Mar 1993. 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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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Property Ref: WVH331592 - 0002