



Connells

Penn Road
Penn Wolverhampton

Penn Road
Penn Wolverhampton WV4 4BZ

for sale offers in the region of
£325,000



Property Description

The Award Winning Connells Wolverhampton branch is proud to bring to the market this three bedroom semi detached family home situated on the popular Penn Road. This well presented home is ideal for first time buyers, small families or investors. The home is conveniently situated by the The Royal School in Wolverhampton with many other popular schools, transport link, shops and amenities. Viewing is highly recommended.

The accommodation of a porch leading to an inviting entrance hall with parquet flooring leading to a lounge and dining room, well appointed kitchen with integrated appliances. Venturing upstairs you will find three bedrooms and family bathroom. Outside to the front is off road parking for multi vehicles, garage for parking or additional storage area and the rear boasting a generous size rear garden.

The Location & Area

Situated on the main A449 Penn Road conveniently located for popular schooling, shopping and bus routes linking into Wolverhampton City centre. Popular public houses, eateries, doctors and dentists are also relatively close by.

Approach

Set back from the roadside behind off road parking for multiple vehicles, shrubbery and mature trees.

Entrance Porch

Door to entrance hall.

Entrance Hall

Storage cupboard, parquet flooring, stairs rising to first floor, central heating radiator, ceiling light point, windows to front, door to lounge, dining room and kitchen.

Lounge

16' into bay x 12' 2" max (4.88m into bay x 3.71m max)

Double glazed window to front, gas fireplace, coved ceiling, two wall lights, central heating radiator.

Dining Room

12' 5" max x 11' 1" max (3.78m max x 3.38m max)

Windows and door to rear garden, open fireplace, ceiling light point, coved ceiling.

Kitchen

19' 6" x 8' (5.94m x 2.44m)

Matching wall and base units with one and half stainless steel sink and drainer with mixer tap, gas cooker point, integrated appliances to include washing machine, dryer, dishwasher, fridge and freezer, extractor hood, windows to rear and side, two ceiling light point, central heating radiator, doors to rear garden and hallway.

First Floor Landing

Window to side, loft access, ceiling light point, doors to various rooms.

Bedroom One

13' 2" max x 12' 2" into wardrobe (4.01m max x 3.71m into wardrobe)

Double glazed window to front, ceiling light point, central heating radiator, fitted wardrobe, coved ceiling.

Bedroom Two

12' 5" max x 11' 10" max (3.78m max x 3.61m max)

Double glazed window to rear, ceiling light point, central heating radiator, coved ceiling.

Bedroom Three

9' 9" x 7' 1" (2.97m x 2.16m)

Double glazed window to front, ceiling light point, central heating radiator

Bathroom

Panelled bath with shower attachment, low flush wc, wash hand basin, part tiled walls, ceiling light point, central heating radiator, coved ceiling, two windows to side, cupboard housing wall mounted boiler.

Outside Rear

Paved patio area, generous size lawn, mature trees and shrubbery, side gate, outside tap, access to garage.

Garage

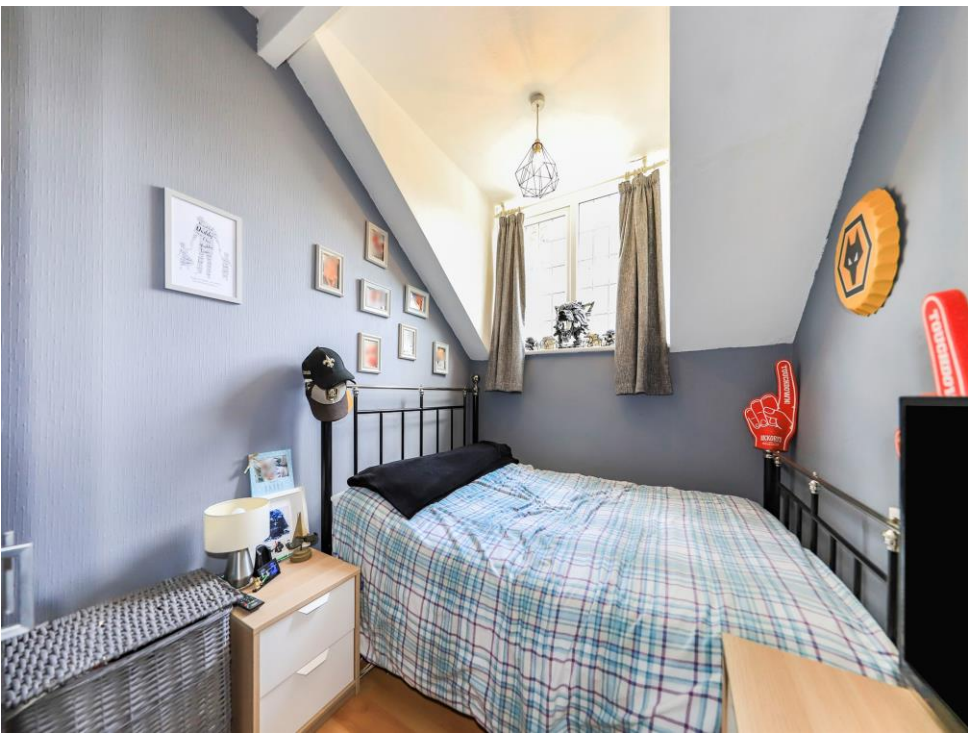
15' 4" x 7' 2" (4.67m x 2.18m)

Double doors to front, double glazed window to rear, lighting.

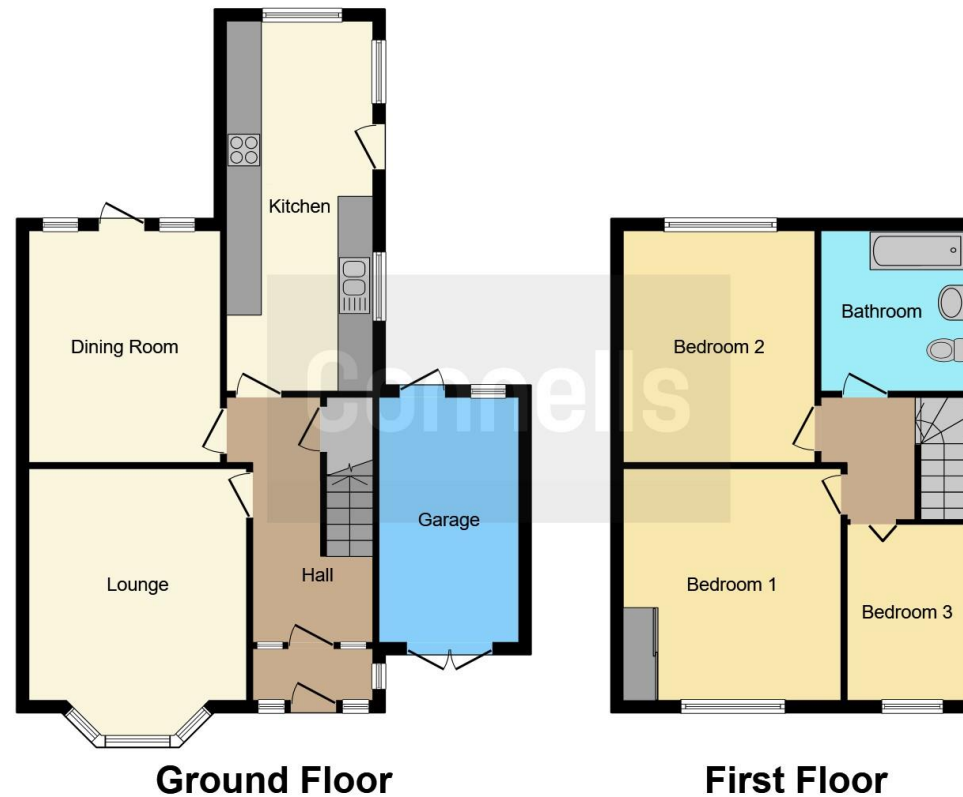
Agents Note

Please note the Vendor advises there is a TPO on the chestnut tree in the front garden.









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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 WOLVERHAMPTON WV1 4EX

EPC Rating: D Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/WVH332895



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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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