



Connells

Church Lane
Coven Wolverhampton



Property Description

The Award Winning Connells Wolverhampton branch is delighted to bring to the market this extended deceptively spacious three bedroom mid terrace family home in the popular village of Coven and boast NO ONWARD CHAIN. Viewing is highly recommended to appreciate, call Connells Wolverhampton to book your viewing.

The property comprises of entrance porch leading to an inviting entrance hall, well appointed kitchen and spacious lounge with dining area. The ground floor also benefits from having a utility area and convenient ground floor wc. Heading upstairs you will find three generous size bedrooms and family bathroom with corner bath tub and separate shower cubicle. Outside to the front is a garden and off road parking for several vehicles and garage for additional parking or storage space. To the rear is a well maintained enclosed rear garden.

The Location & Area

Situated just a few minutes away from Brewood, this property is situated within a cul-de-sac location along a small private driveway with fields to rear. There are a number of local shops nearby along with bus routes and popular Junior schools within Coven and Brewood, Penkridge village is only a short drive away along with the M6 and M54 motorways.

Approach

Set back from the roadside behind off road parking for several vehicles with well maintained front garden.

Porch

Door leading to entrance hall, stairs rising to first floor, central heating radiator, ceiling light point, door to porch, kitchen and extended lounge.

Kitchen

9' 5" x 8' 1" (2.87m x 2.46m)
Matching wall and base units with composite one and half sink and drainer with mixer tap, integrated oven and grill, four ring gas hob with extractor hood, useful storage cupboard, ceiling light point, double glazed window to front, door to hallway and garage.

Extended Lounge

16' 10" max x 15' 2" max (5.13m max x 4.62m max)
Gas fireplace with back boiler, central heating radiator, ceiling light point, three wall lights, doors to hallway and utility, double glazed sliding doors to rear garden.

Utility

Work tops, plumbing point for washing machine, inset stainless steel sink and drainer with taps, door to garage, lounge and downstairs wc, central heating radiator, door to rear garden.

Ground Floor Wc

Low flush wc, wash hand basin, central heating radiator.

First Floor Landing

Storage cupboard, loft access, ceiling light point, doors to various rooms.

Bedroom One

13' 4" x 8' 4" (4.06m x 2.54m)

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

Bedroom Two

13' 3" x 7' 2" (4.04m x 2.18m)

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

Bedroom Three

9' 4" x 8' (2.84m x 2.44m)

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

Family Bathroom

Separate shower cubicle, low flush wc, wash hand basin, bidet, part tiled walls, spotlights, archway to bath area with corner bath, vanity wash hand basin, central heating radiator, double glazed window to rear.

Outside Rear

Paved patio area, flower borders, mature trees, outside tap.

Garage

17' x 7' 4" (5.18m x 2.24m)

Up and over doors, lighting, storage cupboard, doors to kitchen and utility.

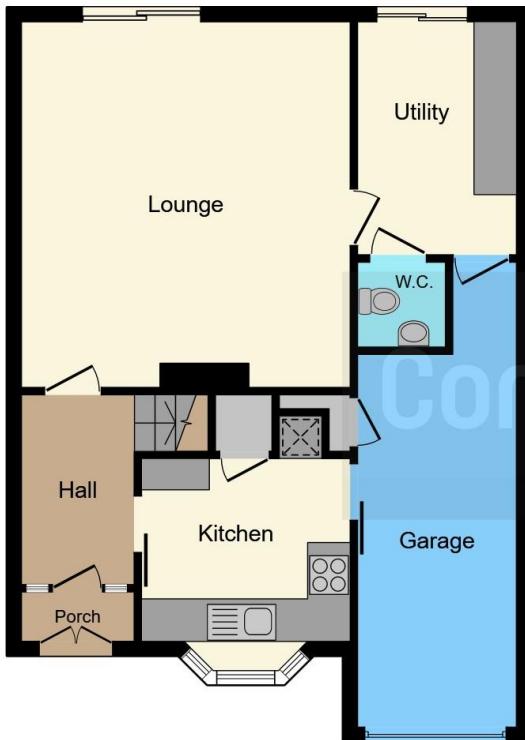
Agents Note

It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your Conveyancer will take the necessary steps and advise you accordingly. The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential timeframes involved.









Ground Floor



First Floor

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/WVH332764



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: WVH332764 - 0003