



**Connells**

Vine Close  
Wolverhampton



# Vine Close Wolverhampton WV10 6NG

for sale offers over  
**£99,950**



## Property Description

Connells Wolverhampton are delighted to bring to the market this two bedroom modern ground floor apartment a corner plot boasting no onward chain.

Externally the property has gated security car parking area with communal grounds. Internally the property comprises of communal entrance hallway, entrance hallway, open plan entertainment lounge with kitchen area, two bedrooms with the master boasting an en-suite shower room and a family bathroom.

Viewing is highly recommended to appreciate the accommodation on offer.

## Location And Area

Situated on the ever popular Vine Close which is a modern built development situated on the main Stafford Road which offers fantastic Commuting access to the M54 and M6 motorways. The i54 commercial development is just a stones throw away as well as popular shopping doctors dentists and public houses.

## Approach

Electric gated parking and communal grounds, access via a secure intercom system.

## Communal Hallway

Doors to outside and main accommodation.

## Entrance Hallway

Door to communal entrance hall, spotlights to ceiling, storage heater, cupboard housing the water tank, doors to the lounge/ kitchen area, both bedrooms and bathroom.

## Lounge

14' 3" max x 13' 3" max ( 4.34m max x 4.04m max )

Double glazed window, two electric storage heaters, archway to kitchen.

## Kitchen

10' 6" x 7' 9" ( 3.20m x 2.36m )

Matching wall and base units with one and a half stainless steel sink and drainer with mixer tap, integrated electric oven, washing machine, extractor hood, electric hob, plumbing point for a dishwasher, double glazed windows.



## Bedroom One

14' 5" x 8' 5" to wardrobe ( 4.39m x 2.57m to wardrobe )

Double glazed window, electric storage heater, fitted wardrobes, door to en-suite.

## En-Suite

Shower cubicle, low flush wc, wash hand basin, electric heated towel rail, partly tiled walls, extractor fan.

## Bedroom Two

10' 6" x 8' 6" ( 3.20m x 2.59m )

Double glazed window, electric storage heater.

## Bathroom

Panelled bath with shower attachment, low flush wc, wash hand basin, partly tiled walls, electric heated towel rail, extractor fan.

## Parking

One allocated parking space.















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](http://www.focalagent.com)

To view this property please contact Connells on

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81-83 Darlington Street  
 WOLVERHAMPTON WV1 4EX

EPC Rating: C

Council Tax  
 Band: B

Service Charge:  
 2829.00

Ground Rent:  
 150.00

Tenure: Leasehold

**view this property online [connells.co.uk/Property/WVH333149](http://connells.co.uk/Property/WVH333149)**

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Apr 2004. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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