



Connells

Bream Close
Wednesfield Wolverhampton

Bream Close Wednesfield Wolverhampton WV10 0TJ

for sale offers in the region of
£375,000



Property Description

Connells Wolverhampton have the delight to bring to market this chain free modern detached family home set in a cul-de-sac canal side location within close proximity of New Cross Hospital and Bentley Bridge Retails Park.

Beautifully presented throughout the internal accommodation comprises of an entrance hall, guest wc, 26ft lounge with feature bay window, stunning fitted kitchen with range cooker and under floor heating, conservatory with tiled roof. On the first floor there are three good sized bedrooms all with fitted/ built in wardrobes, master en-suite and a family bathroom.

Externally there is block paved driveway to front, 16ft garage and a large enclosed rear garden.

Viewings are highly recommended to appreciate the accommodation on offer.

Location And Area

Situated on the ever popular Bentley Bridge estate just a stones throw away from the wonderful shopping at Bentley Bridge retail park along with New Cross Hospital which is also nearby. There is a fantastic selection of bus routes linking to Wednesfield and Wolverhampton along with local schools within this popular area.

Entrance Hall

Double glazed door to front, stairs to first floor landing, radiator, alarm panel, doors to various rooms.

Guest Wc

Double glazed window to front, wc, wash hand basin, extractor fan, heated towel rail, tiled walls and floor.

Lounge

26' 6" max, into bay x 12' 1" max (8.08m max, into bay x 3.68m max)

Double glazed bay window to front, two radiators.

Kitchen

15' x 11' 8" max (4.57m x 3.56m max)

Two double glazed windows to rear, range of wall and base units with work surfaces above, sing drainer, range gas oven and hob, radiator, store cupboard/ pantry, under floor heating, double glazed door to side giving access to the garden, access to the garage.

Conservatory

14' 3" x 11' 5" (4.34m x 3.48m)

UPVC double glazed, tiled and insulated roof, electric heater, double glazed door to side with access to the garden.



First Floor Landing

Loft access with a drop down ladder, loft is part boarded with lighting. Storage cupboard, doors to various rooms.

Bedroom One

10' 7" plus wardrobe x 9' 4" plus recess (3.23m plus wardrobe x 2.84m plus recess)

Double glazed window to front, radiator, fitted wardrobes, en-suite.

En-Suite

Double glazed window to front, wc, extractor fan, shower cubicle, heated towel rail, tiled walls and flooring.

Bedroom Two

19' 6" max x 8' 1" max (5.94m max x 2.46m max)

Double glazed window to front and side, double glazed skylight to rear, radiator, two fitted wardrobes, storage cupboard into eaves,

Bedroom Three

10' 7" into wardrobe x 8' 6" plus recess (3.23m into wardrobe x 2.59m plus recess)

Double glazed window to rear, radiator, built in wardrobe.

Family Bathroom

Double glazed window to rear, wc, wash hand basin, vanity unit, bidet, bath with mixer tap and shower head above, extractor fan, heated towel rail, tiled walls and flooring.

Garage

16' 5" x 7' 8" (5.00m x 2.34m)

Up and over door power, lighting, plumbing, door to kitchen.

Outside Front

Block paved driveway, access via shared drive, outdoor light, canal side views.

Outside Rear

Patio area, lawn, storage shed, outdoor tap, outdoor lighting, gated side access.









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

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

81-83 Darlington Street
 WOLVERHAMPTON WV1 4EX

EPC Rating: C Council Tax
 Band: D

Tenure: Freehold

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