



Connells

Churchfield Road
Oxley Wolverhampton



Property Description

Connells Wolverhampton are delighted to bring to the market this well presented three bedrooms semi-detached family home situated in a popular area of Oxley. Viewing is highly recommended to appreciate the accommodation on offer.

Internally the property comprises of porch leading to an inviting entrance hallway with access to both a lounge and sitting room or dining room. To the rear there is a well appointed kitchen with an adjoining utility room. On the first floor there are three generously sized bedrooms and a family bathroom. Externally to the front there is ample off road parking and a low maintenance and well presented rear garden. The property also boasts a garage for additional parking or storage space.

Location And Area

Set to the north of Wolverhampton City Centre in a cul de sac location ideally placed for access to M54 and M6 motorways, and i54 commercial development. The property is a short distance away from Wolverhampton Rail Station and is nearby to excellent local schools. Numerous local shops, eateries and banks can be found along the nearby A449 route.

Approach

Off road parking for ample vehicles with access to main accommodation and garage.

Porch

Door to entrance hallway.

Entrance Hallway

Wall lights, two radiators, stairs to first floor, stained glass window to front.

Lounge

12' 3" x 9' 7" (3.73m x 2.92m)

Doors to hallway and dining room, vertical radiator, double glazed window to front.

Dining Room

13' 2" max x 10' 6" max (4.01m max x 3.20m max)

Door to lounge, electric fire place, radiator, doors to rear garden.

Kitchen

7' 5" x 6' 4" (2.26m x 1.93m)

Matching wall and base units with stainless steel sink and drainer with mixer tap, gas cooker point, extractor hood above, partly tiled walls, plumbing point for dishwasher, double glazed window to rear.

Utility

10' x 7' 2" (3.05m x 2.18m)

Plumbing point for washing machine, wall fitted units, radiator, doors to kitchen, garage and rear garden.



First Floor Landing

Double glazed window to side, loft access, doors to various rooms.

Bedroom One

13' 5" into bay x 10' max (4.09m into bay x 3.05m max)

Double glazed window to front, radiator.

Bedroom Two

12' 5" x 9' 6" (3.78m x 2.90m)

Double glazed window to rear, radiator, fitted wardrobe.

Bedroom Three

11' 1" x 6' 7" (3.38m x 2.01m)

Double glazed window to front, radiator.

Family Bathroom

Bath with shower over, low flush wc, wash hand basin, partly tiled walls, cupboard housing wall mounted boiler, radiator, spotlights, extractor fan, double glazed windows to rear and side.

Rear Garden

Gravelled area and patio, lawn, mature trees, outside tap point and shrubbery.

Garage

20' x 7' 5" (6.10m x 2.26m)

Storage cupboard, up and over garage door, lighting.

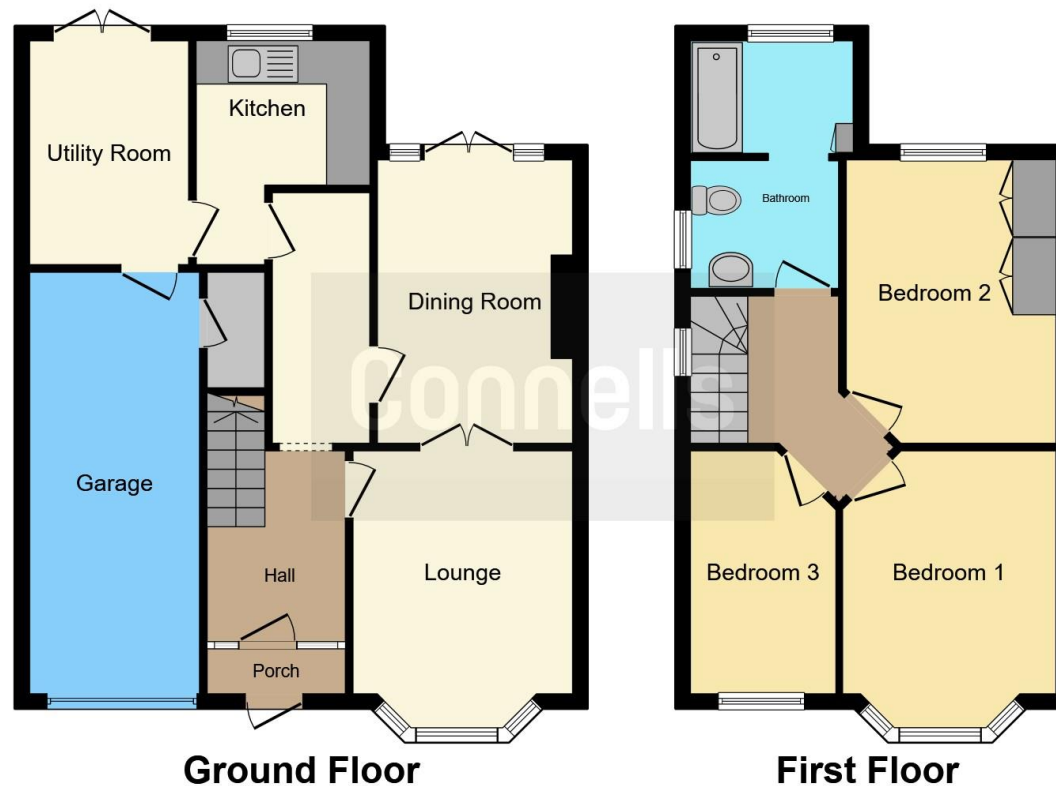
Agents Note

Please note the front first photo was taken before the porch was added.









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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EPC Rating: D Council Tax
 Band: B

Tenure: Freehold

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