



Connells

Chad Road
Coseley Bilston



Property Description

Connells Wolverhampton are delighted to presented to market this extended semi detached home situated in a popular location. Well located to local amenities including shops and public houses, as well as a local park, various transport links and schooling. This property is the ideal choice for growing families and views is highly recommended to appreciate the size and accommodation on offer, call the Sales Team today who will be happy to assist.

Internally the property comprises of a welcoming entrance hall, 25ft lounge, dining room, stunning fitted kitchen, useful utility and downstairs shower room. On the first floor there are three bedrooms and access to a loft area, offering flexibility to serve has an additional sleeping space, home office or playroom. A stylish shower room completed the first floor accommodation. Externally the property continues to impress with a generous driveway to front and access to a 15ft garage ideal for storage or conversion subject to relevant permissions. To the rear is a large landscaped rear garden providing an excellent space to relax or entertain.

The Location & Area

Situated in a popular residential area which offers fantastic commuting access to the Birmingham New Road with further links to the Black Country Route and the M6 motorways. Shopping, schools, doctors, dentists and eateries as well as local public houses are also conveniently located near by

Entrance Hall

Double glazed door to front, stairs to first floor landing, central heating radiator, alarm panel, cupboard, door to utility and downstairs shower room.

Lounge

25' 6" into bay x 12' 5" max (7.77m into bay x 3.78m max)

Double glazed bay window to front, central heating radiator, gas fire set in a feature exposed brick fireplace.

Dining Room

15' 3" x 9' 9" (4.65m x 2.97m)

Double glazed patio doors to rear leading to garden, central heating radiator.

Kitchen

14' 3" x 10' 11" (4.34m x 3.33m)

Double glazed window to rear, double glazed skylight, a range of wall and base units with work surfaces, sink and drainer, gas oven, gas oven, integrated dishwasher, integrated fridge freezer, central heating radiator, double glazed door to rear.

Utility

7' 5" x 4' 9" (2.26m x 1.45m)

Wall and base units with work surfaces, stainless steel sink and drainer, plumbing for appliances, double glazed door to side.

Downstairs Shower Room

Shower cubicle, wc, central heating radiator, extractor fan, part tiled walls, tiled flooring.

First Floor Landing

Double glazed window to side, doors to various rooms.

Bedroom One

14' 4" into bay x 11' 3" into recess (4.37m into bay x 3.43m into recess)

Double glazed window to front, central heating radiator, stairs to loft area.

Loft Area

13' 1" into eaves x 11' 3" into eaves (3.99m into eaves x 3.43m into eaves)

With restricted head height. Double glazed Velux skylight.

Bedroom Two

11' 2" into wardrobe x 10' 8" (3.40m into wardrobe x 3.25m)

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

Bedroom Three

7' 11" x 7' 3" (2.41m x 2.21m)

Double glazed window to front, central heating radiator.

Shower Room

Double glazed window to rear, wc, wash hand basin, shower cubicle, heated towel rail.

Outside Front

Generous driveway, light, access to garage.

Outside Rear

Extensive patio, lower lawn, borders and shrubs, raised flower bed with integrated seating, pergola, lights, tap, double electric point

Garage

15' 8" x 6' 11" (4.78m x 2.11m)

Doors to front, power, lighting, door to rear leading to 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

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

81-83 Darlington Street
 WOLVERHAMPTON WV1 4EX

EPC Rating: D Council Tax
 Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/WVH332962



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.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: WVH332962 - 0004