



Connells

Druid Park Road
Willenhall



Property Description

Samuel Thorneywork from the award-winning Connells Wolverhampton branch is proud to present this exceptionally extended and well presented four / five bedroom detached family home situated in a popular cul-de-sac location of Sneyd Park, Willenhall.

Internally the property comprises of an inviting entrance hallway, cosy lounge, dining room, sitting room, spacious kitchen, sun lounge, games room, ground floor bathroom, study with the potential to be a fifth bedroom and a ground floor WC. Heading upstairs you'll find four double bedrooms, family shower room and a en-suite shower room to serve the main bedroom. The property includes features such as large skylight windows in the hallway, a sheltered hot tub area and a Juliet balcony in the main bedroom. Outside to the front is secure gated entry leading to a car port and an abundance of driveway for parking multiple vehicles. This property also includes four garages with one being used as a workshop. To the rear is a well maintained rear garden, perfect for the family to enjoy.

Don't miss your chance to view this fantastic home! Perfect for a growing family! Call the Connells Wolverhampton branch today to book your viewing.

Location And Area

Situated on the popular Sneyd Park estate which is conveniently located for the M6 and M54 motorways. The popular Coppice Farm estate is also relatively close by along with a selection of local shopping. Shopping can be found within Bloxwich, Walsall, Cannock and the ever popular Bentley Bridge retail park.

Approach

Set back behind secure gated entry with ample off-road parking for multiple vehicles with access to a carport, four garages and doors to the main accommodation.

Entrance Porch

Double glazed window to the side, ceiling light point, cloak cupboard housing a double glazed window to the front and a wall mounted boiler.

Entrance Hallway

Radiator, stairs rising to the first floor, large skylight windows and doors leading to the study/5th bedroom, sitting room, ground floor bathroom, lounge, kitchen and dining room.

Study/ 5th Bedroom

12' 6" x 11' (3.81m x 3.35m)

Ceiling spotlights, radiator, ceiling light point and double glazed window to the front.

Sitting Room

15' max x 14' 9" max (4.57m max x 4.50m max)

Double glazed sliding door to the sun lounge, radiator and ceiling spotlights.

Ground Floor Bathroom

Corner bath tub, separate shower cubicle, vanity wash and basin with WC, bidet, radiator, extractor fan, ceiling spotlights, partly tiled walls, double glazed window to the front and useful storage cupboard.

Lounge

14' 2" max x 11' 5" max (4.32m max x 3.48m max)

Double glazed window to the front, gas fire place, ceiling light point and radiator.

Dining Room

14' 10" x 10' 11" (4.52m x 3.33m)

Double glazed window to the rear, radiator and ceiling light point.

Kitchen

19' 7" max x 13' 2" max (5.97m max x 4.01m max)

Matching wall and base units with one and a half stainless steel sink and drainer mixer tap, integrated dishwasher, fridge, freezer two electric ovens and TV screen. Plumbing point for a washing machine, four ring gas hob with extractor hood above, ceiling spotlights, skylight window, two radiators, double glazed window to the rear and doors to the entrance hallway and sun lounge.

Ground Floor Wc

Low flush WC, wall mounted wash hand basin, ceiling light point, partly tiled walls, radiator and a double glazed window to the rear.

Sun Lounge

26' 10" x 10' 8" (8.18m x 3.25m)

Double glazed windows, patio door to rear garden, radiator, French doors to the rear garden, double glazed sliding door to the sitting room and further door to the games room.

Games Room

24' 1" x 12' 8" (7.34m x 3.86m)

Double glazed window to the front, ceiling spotlights, radiator, doors to the front driveway and sun lounge and French doors to the sheltered hot tub area.

First Floor Landing

Storage cupboard, ceiling spotlights and doors to all bedrooms and bathroom.

Bedroom One

22' 10" x 11' 2" (6.96m x 3.40m)

Double glazed window to the front, Juliet balcony with French doors to the rear, fitted wardrobes, two radiators and two ceiling light points and door to the en-suite shower room.

En-Suite

Walk-in shower cubicle, low flush WC, his and hers wash hand basin units, partly tiled walls, ceiling spotlights, radiator and a double glazed window to the front.

Bedroom Two

12' 5" x 12' 5" (3.78m x 3.78m)

Double glazed window to the rear, ceiling light point and radiator.

Bedroom Three

12' 8" x 9' 11" (3.86m x 3.02m)

Double glazed window to the front, radiator and ceiling light point.

Bedroom Four

11' 1" max x 8' 11" max (3.38m max x 2.72m max)

Double glazed window to the rear, radiator, ceiling light point and fitted wardrobes

Bathroom

Roll top bathtub, separate walk-in shower cubicle, low flush WC, wash hand basin, heated towel rail, partly tiled walls, extractor fan and a double glazed window to the rear.

Outside Rear

Paved patio will step up to a spacious lawn area, walling to the rear and fencing to the side.









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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EPC Rating: Awaited
 Council Tax Band: D

Tenure: Freehold

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