



Connells

Dorsett Road
WEDNESBURY

Dorsett Road
WEDNESBURY WS10 0JQ

for sale offers over
£200,000



Property Description

Connells Estate Agents are thrilled to present this stunning three-bedroom treasure that's ready to become YOUR sanctuary.

To the ground floor the property briefly comprises of a spacious lounge and a fully fitted kitchen, benefiting from plumbing for utilities, space for dining and french doors leading to the rear garden. Also to the ground floor is a good sized family bathroom.

Upstairs, the property has three generously sized bedrooms, perfect for growing families.

Outside, the property has been well maintained. Having a brick paved frontage and to the rear a garden with multiple patio areas and a lawn.

Entrance Hall

Double glazed entrance door to front, double glazed window to front, stairs to first floor landing, laminate floor, ceiling light point, radiator, doors to lounge and bathroom.

Lounge

11' 5" x 14' 6" (3.48m x 4.42m)

Double glazed window to front, carpet, ceiling light point, radiator and door to kitchen.

Kitchen Diner

16' 8" x 13' 1" (5.08m x 3.99m)

Double glazed window to rear, double glazed French doors to rear garden, fitted with a range of wall and base units with work surfaces over, one and a half bowl sink and drainer, splash back tiling, plumbing for appliances, electric oven, gas hob with cooker hood over, ceiling light point, radiator and vinyl flooring.

Bathroom

Corner bath with shower over, WC, wash hand basin, ceiling light point, radiator, tiled floor and walls.

First Floor Landing

Doors to bedrooms.

Bedroom One

17' 4" x 10' 2" (5.28m x 3.10m)

Double glazed window to front, storage cupboard, laminate flooring, ceiling light point and radiator.

Bedroom Two

11' 5" x 8' 11" (3.48m x 2.72m)

Double glazed window to rear, storage cupboard, laminate flooring, ceiling light point and radiator.

Bedroom Three

8' 2" x 7' 11" (2.49m x 2.41m)

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

Outside

Front:

Brick paved frontage

Rear:

Patio and lawn areas





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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EPC Rating: D Council Tax
 Band: A

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Tenure: Freehold



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.

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Property Ref: WED311657 - 0002