



**Kings Road | Calf Heath, Wolverhampton | WV10 7DU**

**Offers Over £400,000**



## Summary

**\*\* WOW \*\* HEAVILY EXTENDED FAMILY HOME \*\* SHOWHOME STANDARD THROUGHOUT \*\* HIGHLY SOUGHT AFTER VILLAGE LOCATION \*\* INTERNAL VIEWING IS ESSENTIAL \*\* FIVE DOUBLE BEDROOMS \*\* TWO ENSUITES \*\* FAMILY BATHROOM \*\* LOUNGE \*\* SITTING ROOM \*\* DINING ROOM \*\* REFITTED KITCHEN \*\* SNUG \*\* UTILITY ROOM \*\* GUEST WC \*\* LANDSCAPED GARDEN \*\* PRIVATE DRIVEWAY \*\***

Webbs Estate Agents have pleasure in offering this VERY WELL PRESENTED & HEAVILY EXTENDED family home, situated in a popular village location. This deceptively spacious and beautiful home briefly comprises a spacious lounge, sitting room, REFITTED family kitchen, dining room, snug, utility room and guest WC. On the first floor, the landing leads to the family bathroom and four double bedrooms with an ensuite shower room to the master. On the second floor, there is a generous bedroom with an ensuite shower room. Externally the block-paved driveway provides ample off-road parking with gated access to a landscaped rear garden.. THIS BEAUTIFUL HOME REALLY MUST BE VIEWED

## Key Features

- EXTENDED FAMILY HOME
- SOUGHT AFTER VILLAGE LOCATION
- FIVE DOUBLE BEDROOMS
- REFITTED KITCHEN & UTILITY ROOM
- LANDSCAPED REAR GARDEN
- DECEPTIVELY SPACIOUS
- SHOWHOME STANDARD THROUGHOUT
- TWO ENSUITES & FAMILY BATHROOM
- FOUR RECEPTION ROOMS
- PRIVATE DRIVEWAY

## Rooms and Dimensions

### AWAITING VENDOR APPROVAL

#### SITTING ROOM

22'10" x 11'6" (6.96m x 3.53m)

#### SPACIOUS LOUNGE

22'11" x 11'10" (7.0m x 3.62m)

#### REFITTED KITCHEN

12'11" x 11'4" (3.95m x 3.47m)

#### DINING ROOM

11'2" x 8'11" (3.41m x 2.73m)

#### SNUG / FAMILY ROOM

11'10" x 8'9" (3.63m x 2.69m)

#### UTILITY ROOM

12'7" x 8'7" (3.84m x 2.64m)

#### GUEST WC

#### LANDING

#### MASTER BEDROOM

16'9" x 11'3" (5.12m x 3.44m)

#### ENSUITE SHOWER ROOM

#### BEDROOM TWO

11'10" x 11'2" (3.63m x 3.42m)

#### BEDROOM THREE

11'4" x 10'0" (3.46m x 3.06m)

#### BEDROOM FOUR

11'10" x 8'0" (3.63m x 2.45m)

#### FAMILY BATHROOM

11'3" x 5'10" (3.43m x 1.80m)

#### SECOND FLOOR

#### ATTIC BEDROOM

24'7" x 12'7" (7.50m x 3.84m)

#### ENSUITE SHOWER ROOM

#### AMPLE PRIVATE DRIVEWAY

#### LANDSCAPED REAR GARDEN

#### Identification checks - C





