



Apt 3 Stockwell, Malthouse Lane, Tettenhall, Wolverhampton, WV6 9PD

BERRIMAN
EATON

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A superb and particularly spacious first floor residence forming part of a select development of just six apartments in an attractive, purpose-built property in an exclusive address

LOCATION

Stockwell stands well back from and above Malthouse Lane in a prime and exclusive part of Wolverhampton. The extensive amenities afforded by the fashionable village of Tettenhall are just a few minutes walk away and there is easy access to the further amenities afforded by the City Centre. The picturesque open spaces of both the Upper and Lower Greens are nearby and the area has long since been considered to be one of the finest within the locality.

DESCRIPTION

Apartment 3 comprises a large, first floor residence providing exceptional living spaces of enormous calibre. The property has been finished to the highest of standards and was originally built to an exacting specification with no expense spared and a beautiful, contemporary finish. The appointments are all of the highest quality with stunning kitchen and bathroom suites, gas fired underfloor heating and wiring installed for an internal sound system unit. The current owners have greatly improved the apartment since their purchase in 2021.

ACCOMMODATION

Stockwell is approached through a magnificent, triple height RECEPTION HALL with a huge feature window to the front and glass balustrading to the stairs. The apartment itself has an ENTRANCE HALL with oak flooring and a useful storage cupboard. The RECEPTION ROOM is of a superb size with oak flooring throughout, the KITCHEN / DINING ROOM has a comprehensive range of contemporary cream gloss wall and base mounted units with an integrated stainless steel oven and microwave, integrated washing machine and dishwasher, a co-ordinating centre island with a five-ring ceramic hob and extractor hood, an ipod docking station for the surround sound system and integrated ceiling lighting.

The PRINCIPAL BEDROOM has contemporary, fitted bedroom furniture and a stylish ENSUITE SHOWER ROOM which has been refitted. There is a further DOUBLE BEDROOM with fitted wardrobes and a beautifully finished BATHROOM.

OUTSIDE

Stockwell stands within communal grounds with two allocated parking spaces to the front and lawns to the rear. Apartment 3 has the added benefit of an external storage shed.

TENURE

The property is held on a lease of 999 years from the 25th March 2007 and the purchaser will become a 1/6th shareholder in Stockwell Management Company. Prospective purchasers are recommended to verify the details of the lease with their Solicitor.

There is a Service Charge payable to Stockwell Management Company which amounts to £150 per calendar month. Again, prospective purchasers are recommended to verify the details with their Solicitor.

We are informed by the Vendors that all mains services are connected COUNCIL TAX BAND D – Wolverhampton POSSESSION Vacant possession will be given on completion. VIEWING Please contact the Tettenhall Office. The property is LEASEHOLD WITH A SHARE OF THE FREEHOLD.

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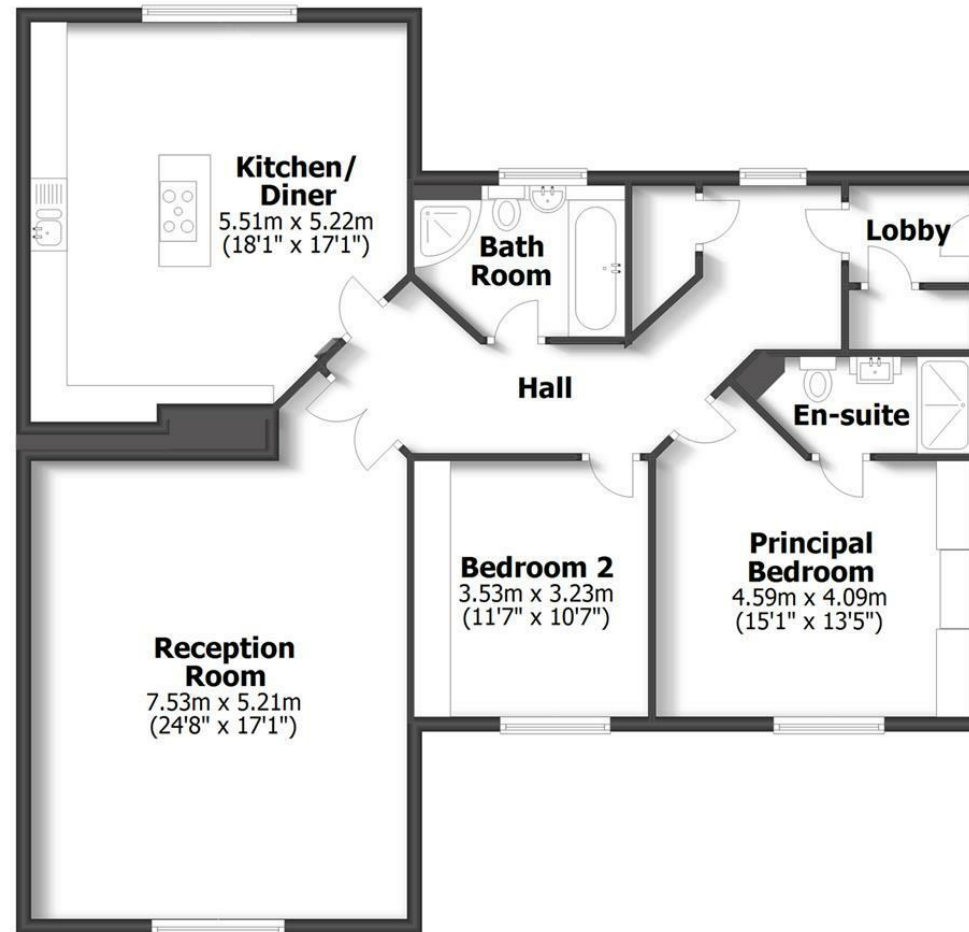
Offers Around
£329,950

EPC: B

IMPORTANT NOTICE: Every care has been taken with the preparation of these Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. Areas, measurements and distances are approximate and the text, photographs and plans are for guidance only. If there is any point which is of particular importance please contact us to discuss the matter and seek professional verification prior to exchange of contracts.



APARTMENT 3
STOCKWELL, MALTHOUSE LANE



First Floor

TOTAL: 118.9sq.m. 1280sq.ft.
 INTERNAL FLOOR AREAS ARE APPROXIMATE
 FOR GENERAL GUIDANCE ONLY - NOT TO SCALE
 POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES
 AND OTHER FEATURES ARE APPROXIMATE

