



7 Sycamore Drive, Finchfield, Wolverhampton, WV3 9HB

BERRIMAN
EATON

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A beautifully presented single storey residence with rooms of excellent proportions in a delightful, cul-de-sac location

LOCATION

Sycamore Drive is a highly regarded residential address which is within easy reach of a wide range of local facilities which are provided by Finchfield itself with the further amenities of Tettenhall, Compton and the City Centre being within easy travelling distance.

DESCRIPTION

The property is a well presented two bedroomed bungalow with rooms of excellent proportions throughout and which has been well maintained over the years with kitchen and bathroom suites of quality and tasteful décor. The property benefits from double glazed windows throughout and gas fired central heating.

ACCOMMODATION

A double glazed PORCH has a double glazed front door which opens into the HALL with tiled flooring, integrated ceiling lighting and a GUEST CLOAKROOM with contemporary suite of WC, wash basin with cupboards beneath, tiled walls, tiled floor and integrated ceiling lighting. There is a SITTING ROOM with integrated ceiling lighting and double glazed French doors and windows to the garden and a KITCHEN with a contemporary range of white gloss fronted units, a four ring gas hob, an integrated double electric oven and a window overlooking the garden. The MAIN LIVING ROOM has ample space for informal dining and seating with French doors and windows to the garden, a living flame coal effect gas fire with decorative surround and coved ceiling.

BEDROOM ONE is a good double room in size with a double glazed window to the front, a wide bank of fitted wardrobes and ceiling coving. BEDROOM TWO is also a good room in size with built in wardrobes and a window to the front. There is a SHOWER ROOM with a well-appointed, contemporary suite with a corner shower, wash basin with units beneath and WC with concealed flush, integrated ceiling lighting, tiled walls and a side window.

OUTSIDE

The property stands behind a full width DRIVE laid in tarmac providing ample off street parking. The REAR GARDEN is well laid out with a terrace laid in artificial grass leading to the rear law with a paved path, timber garden shed and borders.

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 FREEHOLD.

Broadband – Ofcom checker shows Standard / Superfast / Ultrafast are available

Mobile – Ofcom checker shows three of the four main providers have limited coverage indoors with all four having likely coverage outdoors.

Ofcom provides an overview of what is available, potential purchasers should contact their preferred supplier to check availability and speeds.

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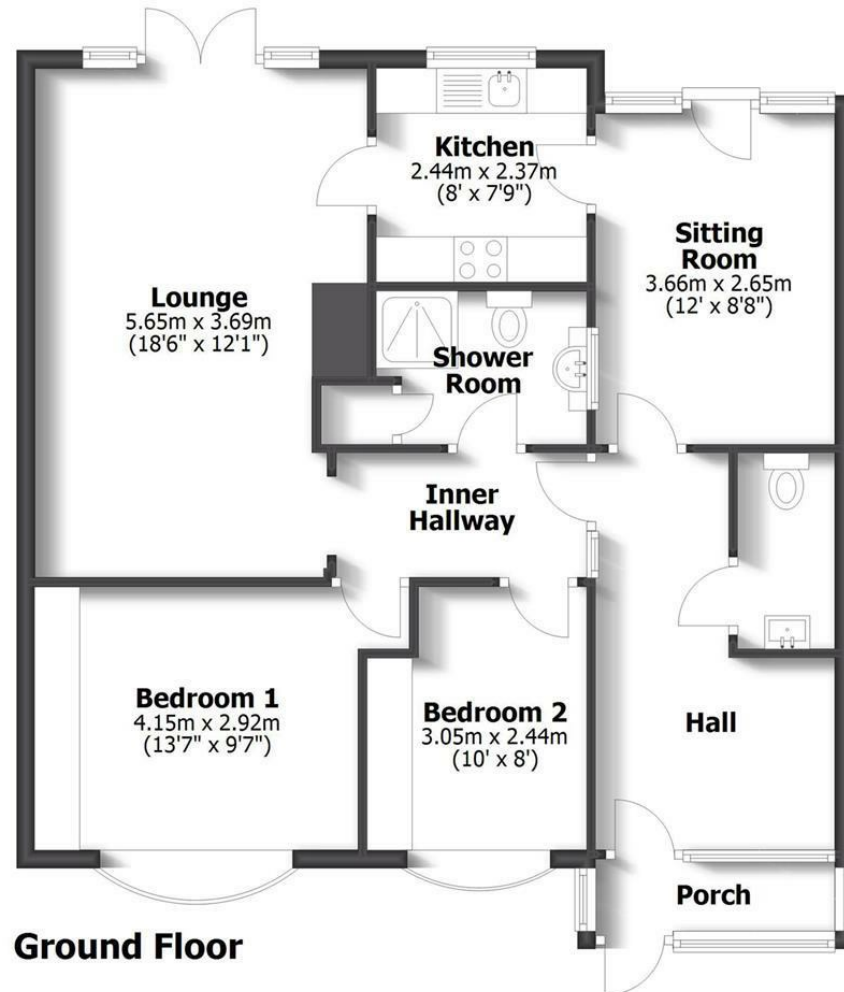
Offers Around
£295,000

EPC: D

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.



7 SYCAMORE DRIVE FINCHFIELD



TOTAL: 79.1sq.m. 852sq.ft.
INTERNAL FLOOR AREAS ARE APPROXIMATE
FOR GENERAL GUIDANCE ONLY - NOT TO SCALE
POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES
AND OTHER FEATURES ARE APPROXIMATE

