



**Bartlams**

**335 Tettenhall Road, Newbridge, WV6 0JZ**

# £229,950

Magnificently presented two bedroom mid-terraced home stretching over four well-proportioned floors, providing plenty of space for a young family, downsizers or someone looking for their first home. This home showcases off road parking with a garage half converted into an office space, two large bedrooms along with a shower room on the upper ground floor and a large bathroom on the 3rd floor for added convenience.

The upper ground floor of this home comprises; An entrance hall with a door into a cozy lounge, the lounge provides the staircase to the lower ground floor and the 2nd floor. Through the lounge is a stylishly designed shower room including a walk in shower, WC and wash hand basin.

Head up your first set of stairs to the two fantastically proportioned bedrooms, the larger of the two rooms captures natural light via a window looking out the front elevation. The second bedroom to the rear has a window looking out to the rear garden but also presents a staircase to a unique bathroom in a converted loft space with two velux windows, a characterful freestanding bath, WC and wash hand basin. The bathroom features a beautiful gallery looking down into the second bedroom.

Down to the lower ground floor and you will find a wonderfully layed out fitted kitchen with wall and base units, a sink, gas hobs, a breakfast bar for an extra spot for dining. Towards the back of the room is a useful dining area, making for the perfect setting to host friends and family. Adjacent to the kitchen is a conservatory which currently acts as a useful utility room and an entry point into the garden.

The exterior compliments this home beautifully with a private yet low maintenance rear garden, a patio creating a lovely seating area for a gathering with friends on warmer days. Out the back of the garden is useful parking for two cars and a detached garage that has been half converted into a space that is currently being used as an office space but could be used for many other purposes.

Call our local Tettenhall Office to view this gem of a property!



Freehold  
COUNCIL TAX BAND - B  
EPC RATING - D

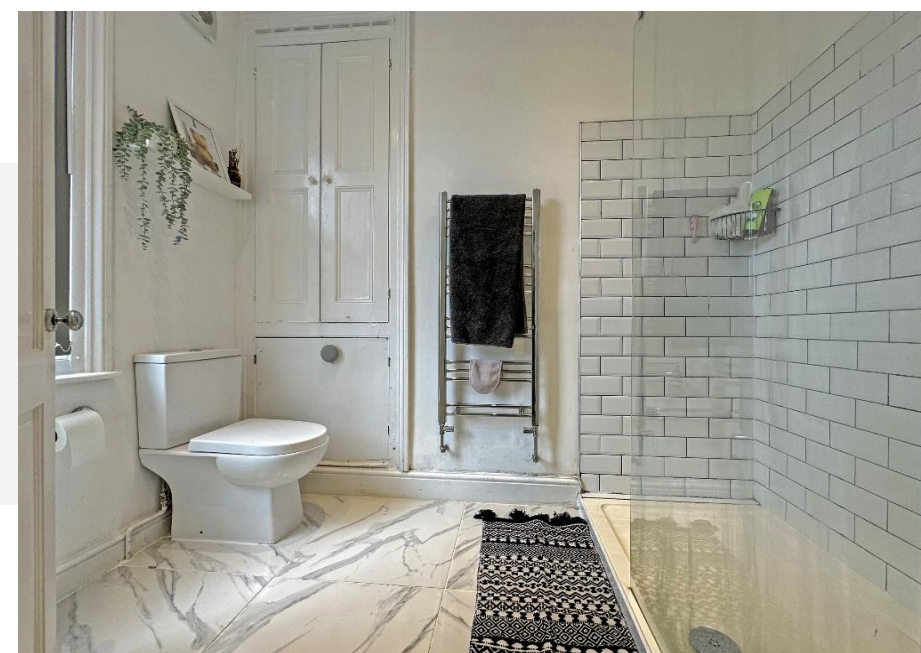
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24 High Street  
 Wolverhampton  
 West Midlands  
 WV6 8QT

01902 759888  
 tettenhallsales@bartlams.co.uk  
 www.bartlams.co.uk



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SIGNED: ..... DATE: .....

