

for sale

**£190,000** Freehold



## The Laurels Stowheath Lane Moseley Village Wolverhampton WV1 2QN

Paul Dubberley are proud to present this charming and deceptively spacious TWO-BEDROOM SEMI-DETACHED home situated in a popular and convenient residential area close to Wolverhampton city centre.



# The Laurels Stowheath Lane Moseley Village Wolverhampton WV1 2QN

## Hall

### Lounge

12' 1" x 10' 10" ( 3.68m x 3.30m )

A bright bay-fronted living room with excellent natural light. Features include original-style cast iron fireplace, high ceilings, picture rails, and a generous floor area- perfect as a cosy lounge or formal entertaining space.

### Dining Room

12' 10" x 11' 6" ( 3.91m x 3.51m )

A second spacious reception room overlooking the rear garden. Includes fireplace, neutral decor, and access to the inner hallway and staircase. Ideal as a dining room, second lounge, or multi-purpose family area.

### Kitchen

10' 2" x 8' 2" ( 3.10m x 2.49m )

A well-proportioned kitchen fitted with ample wooden wall and units, contrasting worktops, tiled splashbacks and flooring. Includes space for appliances, stainless steel sink, and a large window providing views over the garden. Door leads directly out to rear patio.

### Landing

### Main Bedroom

14' 8" x 9' 10" ( 4.47m x 3.00m )

A sizeable double bedroom with bay window, Built-in alcove shelving, and a character fireplace. Offers plenty of space for wardrobes and furniture. Bright and airy throughout.

### Bedroom Two



12' 6" x 8' 8" ( 3.81m x 2.64m )

Another well-proportioned double room with neutral decor and views over the garden. Suitable for guests, children, or as a spacious home office.

### Bathroom

10' 4" x 8' 6" ( 3.15m x 2.59m )

A generously sized family bathroom fitted with a freestanding roll-top style bathtub, wash basin, WC, storage niches, and patterned wall tiling. Flooded with natural light via large window.

### Outbuilding

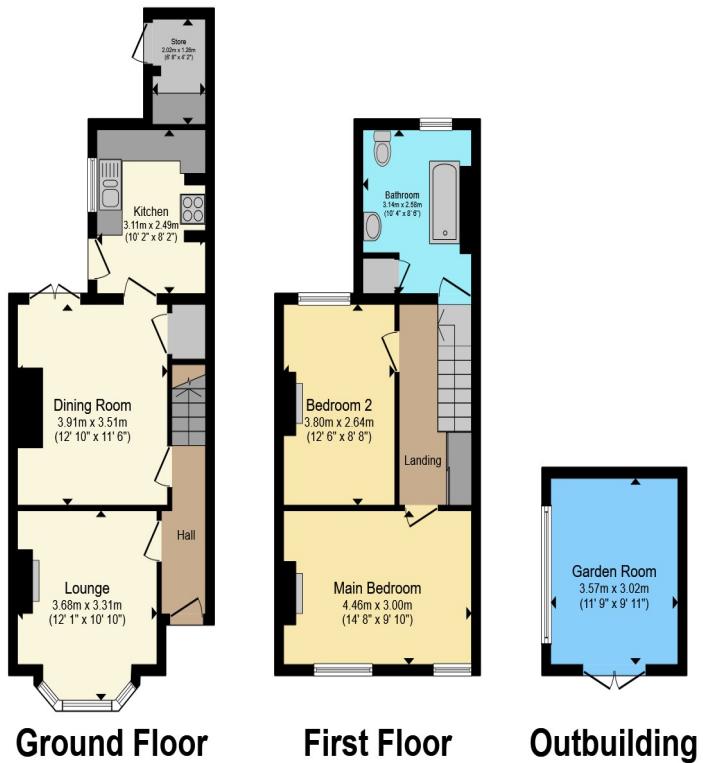
11' 9" x 9' 11" ( 3.58m x 3.02m )











Ground Floor

First Floor

Outbuilding

Total floor area 92.4 m<sup>2</sup> (994 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)

Paul  
Dubberley

To view this property please contact Paul Dubberley on

**T 01902 633323**  
**E [willenhall@pauldubberley.co.uk](mailto:willenhall@pauldubberley.co.uk)**

14 New Road  
 WILLEHALL WV13 2BG

Property Ref: PWI104323 - 0004

Tenure:Freehold EPC Rating: D

Council Tax Band: A

**view this property online [PaulDubberley.co.uk/Property/PWI104323](http://PaulDubberley.co.uk/Property/PWI104323)**



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.

Paul Dubberley is a trading name of Connells Residential which is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

see all our properties at [www.pauldubberley.co.uk](http://www.pauldubberley.co.uk) | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)