



Connells

Brooklands Close
Oxley Wolverhampton



Property Description

The award winning Connells Wolverhampton branch are proud to introduce Brooklands Close, a three-bedroom semi-detached modern and stylish property, situated in the popular area of Oxley within the newly established Akron Gate Estate. Boasting no onward chain, this delightful home would be ideal for first time buyers, small families or investors.

Accommodation comprises; entrance hallway, ground floor WC, lounge, kitchen / diner and three bedrooms with a en-suite shower room and bathroom to the first floor. Outside offers off-road parking to the side of the home, while the rear has a landscaped garden.

Situated in a prime location, Brooklands Close offers convenient access to numerous amenities including shops, pubs, medical facilities and is within close proximity to Wolverhampton City Centre, the M54 and I54 Business Park.

With its modern construction and desirable location, Brooklands Close presents an excellent opportunity for those seeking a modern and stylish home. Don't miss the chance to make this property your own and book your viewing today with Connells Wolverhampton.

Location And Area

Set to the north of Wolverhampton City centre on the popular Akron Gate development with easy access to the A449 Stafford Road leading to the i54 Commercial Development, M54 motorway and adjoining M6 motorway, with nearby supermarket and eateries.

Approach

Off road parking to side with access to the main accommodation and side gate.

Entrance Hall

Stairs to first floor landing, doors to various rooms, radiator.

Ground Floor Wc

Low flush wc, wash hand basin, radiator.

Lounge

14' 3" max x 12' 10" max (4.34m max x 3.91m max)

Double glazed window to front, radiator, storage cupboard, doors to hallway and kitchen diner.

Kitchen/ Diner

15' 3" x 8' 7" (4.65m x 2.62m)

Wall and base units with one and a half stainless steel sink drainer, mixer tap, integrated oven, dishwasher, plumbing point for washing machine, four ring gas hob, partly tiled walls, wall mounted boiler, radiator, double glazed window to rear, French doors to rear garden.

First Floor Landing

Loft access, storage cupboard, doors to various rooms.

Bedroom One

12' max x 9' 5" max (3.66m max x 2.87m max)

Double glazed window to front, fitted wardrobe, storage cupboard, radiator, door to en-suite shower room.

En-Suite

Shower cubicle, low flush wc, wash hand basin, partly tiled walls, radiator, extractor fan, double glazed window to front.

Bedroom Two

9' 1" x 7' 6" (2.77m x 2.29m)

Double glazed window to rear, radiator.

Bedroom Three

7' 6" x 6' (2.29m x 1.83m)

Double glazed window to front, radiator.

Bathroom

Panelled bath with low flush wc, wash hand basin, partly tiled walls, extractor fan, radiator, double glazed window to side.

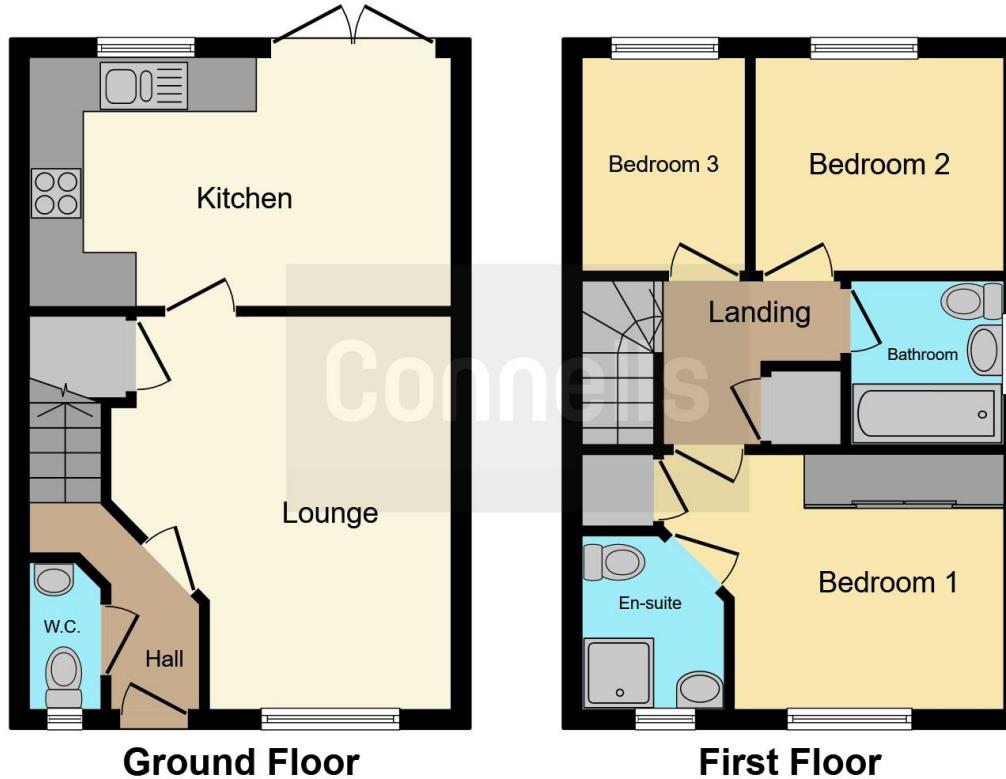
Outside Rear

Paved patio area with sleepers and steps to the lawn, timbre fencing, outside tap and side gate.









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.focalagent.com

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EPC Rating: B Council Tax
 Band: B

Tenure: Freehold

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