23 Knights Avenue, Tettenhall

THOMAS HARVEY
ESTATE AGENTS

An Exceptional Modern Detached Bungalow Near Tettenhall & Codsall, Stylishly Redesigned By The Present Owners With Modern & Quality Interiors, Bespoke Kitchen, Conservatory And A Beautifully Landscaped South-Facing Garden!

23 Knights Avenue, Tettenhall, Wolverhampton, WV6 9QA
Asking Price: £399,950

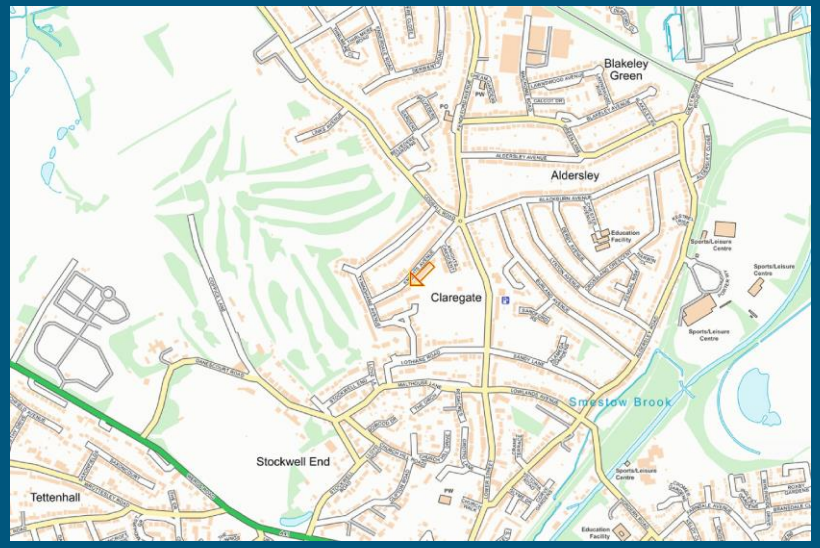
Tenure: Freehold
Council Tax: Band D – Wolverhampton
EPC Rating: D (64) No: 5336-7928-7600-0608-5222
Total Floor Area: 1,081.4sq feet (100.5sq metres) Approx.
Services: We are informed by the Vendors that all main services are installed
Broadband – Ofcom checker shows Standard/ Superfast/ Ultrafast are available
Mobile: Ofcom checker shows four main providers have likely coverage indoor and outdoor.

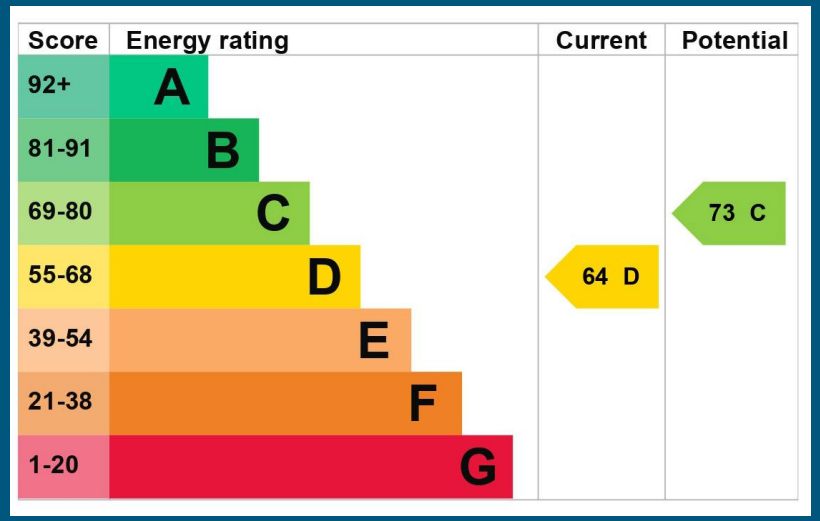
Situated in one of Wolverhampton's most sought-after residential pockets, right on the border of Tettenhall and Codsall, 23 Knights Avenue has been transformed in recent years into an exceptional single-storey home of remarkable quality. Extensively redesigned and finished with no expense spared, this impressive residence offers a refined modern lifestyle with a host of high-end features throughout, a true turnkey property ready to move straight into.

At approximately 1,081sq feet, this beautiful detached bungalow has been skilfully remodelled to maximise space and natural light, revealing a contemporary interior that flows effortlessly from room to room. Internal viewing is essential to appreciate the calibre of finish, with highlights including stylish décor, quality carpets and flooring, replaced windows and composite doors, a double-glazed conservatory, a boutique-style shower room, oak-veneered internal doors and a superb brand-new bespoke kitchen.

A bright reception porch framed by composite glazing and a skylight sets the tone for the home's clean, modern aesthetic. The generous entrance hall and dining area create an elegant first impression with coved ceilings, spotlights and extensive built-in storage, leading naturally into the sleek, recently refitted kitchen. Styled in light contemporary tones, it features quality AEG appliances and wood-effect porcelain flooring, delivering both practicality and visual appeal. To the rear, the living room offers a calm, contemporary retreat with vertical radiators, recessed lighting and striking bi-fold doors that open directly onto the garden, creating seamless indoor–outdoor living. Two well-appointed double bedrooms include a superb principal room with full-height triple wardrobes, while the modern shower room provides a white finish with rainfall shower and a cleverly integrated utility cupboard. A bright conservatory extends the living space further, ideal as a relaxing garden room. The property is completed by a block paved driveway leading to the garage, perfect for storage or parking, with an EV charger positioned at the side. Outside, the beautifully landscaped south-facing garden offers a tranquil and inviting outdoor retreat. A smart stone-paved terrace provides a low-maintenance space for alfresco dining, softened by colourful potted plants that add seasonal interest. Beyond, a generous, well-kept lawn is framed by mature shrubs, flowering borders and established trees, creating privacy, charm and a serene backdrop. The conservatory opens directly onto this space, enhancing the home's effortless connection between indoors and outdoors.

Perfectly positioned within walking distance of local shops, schools in both sectors and Bilbrook Train Station, Knights Avenue also sits adjacent to South Staffordshire Golf Club. The M54 motorway is just three miles away, making the location ideal for commuting to principal towns and cities. A beautifully finished, thoughtfully redesigned and wonderfully located home — viewing is highly recommended to appreciate this delightful property.





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Reception Porch: Composite double glazed door with matching opaque side windows, tiled flooring and glazed skylight. **Entrance Hall With Dining Area: 12’9’’ (3.89m) x 7’10’’ (2.38m)** Internal hardwood opaque glazed door with matching side window, two radiators, wall light points, coved ceiling, recessed ceiling spot lights, laminate flooring, large built in storage/ cloaks cupboard, double glazed opaque window to side and loft hatch with pull down ladder leading to the boarded attic space with power and lighting.

Bedroom One: 14ft (4.27m) x 11’11’’ (3.63m)
Fitted with full height triple wardrobes, wood burner, radiator, coved ceiling, recessed ceiling spot lights, laminate flooring and double glazed picture window to front.

Kitchen: 8’10’’ (2.69m) x 10’4’’ (3.16m)
Recently refitted with a contemporary light coloured suite comprising a range of base cupboards, drawers & suspended wall cupboards with background lighting, wood effect laminate worktops, black composite single drainer sink unit with mixer tap, built in appliances include 4-ring electric hob with stainless steel extractor fan over, AEG combination double oven, microwave & warming drawer, radiator, recessed ceiling spot lights, wood effect porcelain tiled flooring and double glazed picture window to side with matching door.

Shower Room: 9’3’’ (2.83m) x 6’3’’ (1.92m)
Fitted with a modern white suite comprising corner shower with chrome overhead rainfall shower spray & handheld spray, low level WC, pedestal wash hand basin, radiator, part tiled walls, extractor fan, tiled flooring, double glazed opaque window to side and built in airing/ utility cupboard with wall mounted gas fired central heating boiler & plumbing for washing machine.

Living Room: 15’4’’ (4.68m) x 10ft (3.05m)
Two white vertical radiators, coved ceiling, recessed ceiling spot lights, laminate flooring and double glazed bifold doors to the rear garden. S

Bedroom Two: 11’11’’ (3.63m) x 9’5’’ (2.88m)
Radiator, coved ceiling, recessed ceiling spot lights, laminate flooring and internal double glazed sliding doors to: **Conservatory: 12’2’’ (3.73m) x 8’5’’ (2.58m)** Fitted with vertical window blinds, tiled flooring and double doors to rear garden.

Garage: 16’9’’ (5.10m) x 8’6’’ (2.60m)
‘Up & Over’ garage door, power, lighting and meters.

Rear Garden: Enjoying a south facing aspect, the fully stocked rear garden enjoys a most colour and charming outlook, with a stone paved patio, shaped centre lawn with surrounding flowering borders including a variety of shrubs & trees, surrounding fencing, gated side entry, outside brick stores and exterior water & power supply.

AEG

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Total Floor Area: 1,081.4sq feet (100.5sq metres) Approx.

Floorplans: Internal floor areas are approximate for general guidance only – Not to scale position & size of doors, windows, appliances and other features are approximate

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PROPERTY MISDESCRIPTION ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor.

MISDESCRIPTIONS ACT 1967 – CONDITIONS UNDER WHICH THE ATTACHED PARTICLUARS ARE ISSUED.

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