



Connells

Stubby Lane
Wednesfield Wolverhampton

Stubby Lane Wednesfield Wolverhampton WV11 3NF

for sale offers over
£325,000



Property Description

James Wenlock from Connells Wolverhampton Award Winning Estate Agents is delighted to bring to market this outstanding and immaculately presented show home condition two bedroom detached family bungalow. Benefiting from an being refurbished into an immaculate condition this property must be viewed in order to fully appreciate.

Internally the property comprises of a large entrance porch leading to an entrance hall, generous family lounge with feature media wall, large extended kitchen with marble worktops, bifold doors to rear, feature kitchen island, two well proportioned bedrooms with triple glazed low profiled windows to front, large family bathroom with bath, separate walk in shower cubicle, his and hers vanity sinks.

Externally there is a generous driveway for multiple vehicles with side gated access leading to a large enclosed rear which has been set up in a low maintenance style making this the ideal bungalow purchase.

Viewing is highly recommended to appreciate the accommodation on offer.

Location And Area

Situated in close proximity to New Cross Hospital and Bentley Bridge shopping complex. Stubby Lane offers convenient access to excellent healthcare and shopping facilities. The property also enjoys easy connectivity to the M6 motorway, enabling seamless commuting to nearby cities and towns. With great transport links into Wolverhampton City Centre, this property location is perfect for all buyers and professionals.

Entrance Porch

Composite door to front, double glazed window to rear, double glazed window to side and door to entrance hall.

Entrance Hall

Open to lounge, doors to various rooms.

Family Lounge

15' 5" max x 10' 9" (4.70m max x 3.28m)
French doors to entertainment style kitchen diner, doors to various rooms, feature media wall with inset fire, double glazed windows to side.

Entertainment Kitchen Diner

14' 11" x 14' 7" (4.55m x 4.45m)

Bifold doors to rear, separate double glazed door to rear, range of stylish wall and base units with a marble worktop and upstands, integrated oven, hob, extractor, double doors to small utility area with plumbing for a washing machine, French glazed doors to lounge.

Bedroom One

13' 10" x 9' 10" (4.22m x 3.00m)

Triple glazed windows to front, radiator, fitted wardrobe, door to entrance hall.

Bedroom Two

13' 3" x 7' 10" (4.04m x 2.39m)

Triple glazed bay window to front, French doors to entrance hall, range of stylish fitted wardrobes and dressing area, radiator.

Bathroom

Double glazed window to rear, panelled bath, walk in waterfall shower, double his and hers vanity sinks, low flush toilet, door to entrance hall.

Outside Front

Large tarmac driveway with ample off road parking as well as a landscaped and stylish rockery area, side gated access, bin store.

Outside Rear

Paved patio area, steps to a further paved patio area with walk ways, artificial lawned area, range of panelled fencing.

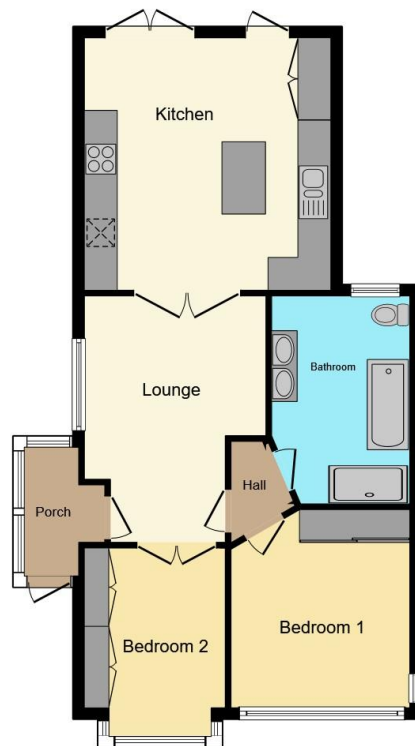
Agents Note

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks.









Total floor area 69.3 m² (746 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

Connells

To view this property please contact Connells on

T 01902 710 170
E wolverhampton@connells.co.uk

81-83 Darlington Street
 WOLVERHAMPTON WV1 4EX

EPC Rating: D Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/WVH336168



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.

Connells Residential 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.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: WVH336168 - 0005