



Connells

Newhampton Road East
Whitmore Reans Wolverhampton

Newhampton Road East Whitmore Reans Wolverhampton WV1 4BD

for sale offers over
£180,000



Property Description

Connells Wolverhampton are proud to bring to market this well-presented chain free three-storey townhouse, located in a popular and convenient area. The property offers spacious and versatile accommodation, featuring three bedrooms, lounge, modern kitchen, three bedrooms and two bathrooms. Arranged over three floors, the home is well suited to families or professionals seeking comfortable living space.

Residents also benefit from access to a well-maintained communal rear garden. Close to local amenities, transport links, and schools, this townhouse combines practicality with an attractive location.

Viewing is highly recommended to appreciate the accommodation on offer.

Location And Area

Set on the popular Newhampton Road on the periphery of Wolverhampton City Centre within walking distance of West Park, ideally placed for commuting links. There are numerous local schools most noteworthy of which is Wolverhampton Girls High school which has received an Outstanding Ofsted report.

Entrance Porch

Single glazed wooden door to entrance hallway.

Entrance Hall

Central heated radiator, stairs, door to lounge.

Lounge

Double glazed bay window to front, central heated radiator, understairs storage cupboard, door to fitted kitchen.

Fitted Kitchen

Double glazed bay window to rear, central heated radiator, fully fitted kitchen with a range of wall and base units, sink drainer with work surfaces over, plumbing, space for domestic appliances, gas cooker and hob, complimentary tiling, door to rear access.

Lobby

Central heated radiator, single glazed door to rear leading to communal gardens.

Downstairs Wc

Low level wc, wash hand basin, central heated radiator, extractor fan.

First Floor Landing

Access to bedrooms and bathroom.

Bedroom Two

Two double glazed windows to front, central heated radiator.

Bedroom Three

Two double glazed windows to rear, central heated radiator.

Bathroom

Bath, low level wc, wash hand basin, extractor fan, complimentary tiling.

Second Floor Landing

Access to bedroom one, loft access.

Bedroom One

Two double glazed windows to front, central heated radiator.

Bathroom Two/ En-Suite

Two double glazed windows to rear, central heated radiator, wc, bath, separate shower cubicle, storage cupboard housing the boiler.

Outside Front

Courtyard area with bricks walling and electric wrought iron gates.

Outside Rear

Patio area with communal garden access.

Agents Note

Agent Notes:

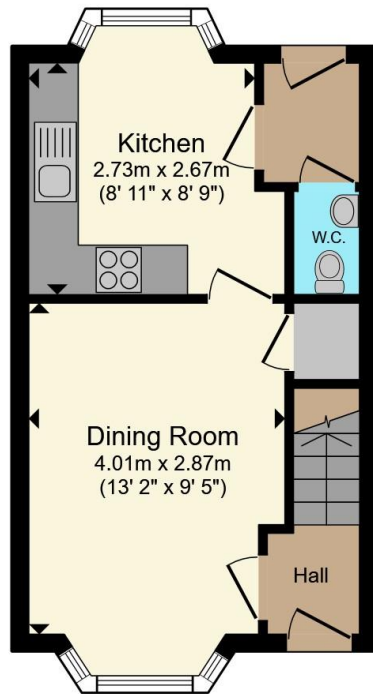
Service Charge £649.14 every 6 months roughly.

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

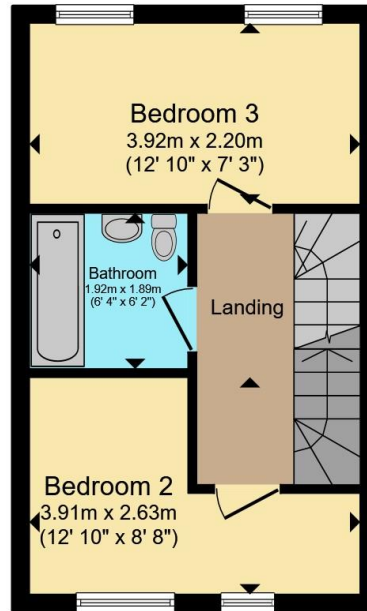




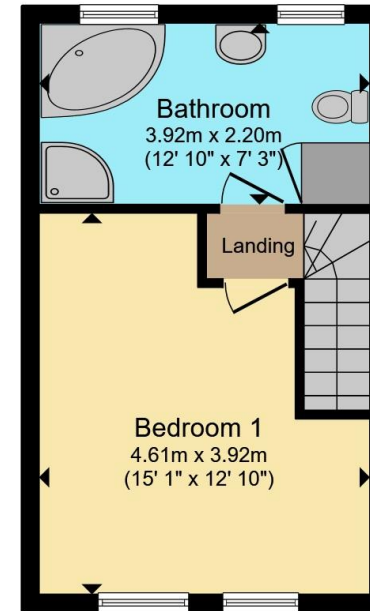




Ground Floor



First Floor



Second Floor

Total floor area 84.5 m² (909 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: C Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/WVH334241



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