

for sale

offers in the region of **£300,000** Freehold

**Paul
Dubberley**



Bridgewater Drive Bilston WV14 9PA

Bridgewater Drive Bilston WV14 9PA



Property Description

Paul Dubberley Estate Agents are delighted to present this impressive three-bedroom detached family home, occupying a desirable position on the popular Bridgewater Drive. Offering spacious and versatile accommodation throughout, this property is perfect for families looking for a home that combines comfort, practicality and convenience.

Upon entering, you are welcomed by an entrance hall leading to a large lounge, providing a bright and inviting space for relaxing with family or entertaining guests. The property also benefits from a well-appointed kitchen with ample storage and workspace, together with a dining area ideal for everyday family life. To the first floor are three generously sized bedrooms and a family bathroom, ensuring plenty of space for a growing family.

Outside, the property enjoys a private rear garden, perfect for outdoor dining, children's play or simply unwinding after a busy day. The detached setting adds to the home's appeal, while off-road parking enhances practicality.

Bridgewater Drive is ideally situated close to a variety of local amenities including shops, supermarkets, healthcare facilities and leisure amenities. Excellent transport links are available via the A41 Black Country New Road, A463 Black Country Route, A4123 Birmingham New Road and the M6 motorway, providing easy access to Wolverhampton, Dudley, Walsall and Birmingham. Families will appreciate the proximity to well-regarded schools such as Spring Vale Primary School.

Ground Floor

Entrance

Front door leading to

Hallway

Doors leading to

Lounge

14' x 12' 8" (4.27m x 3.86m)

Double glazed window the front door to

Kitchen Diner

16' 2" x 10' 11" (4.93m x 3.33m)

Double glazed windows and doors to rear, fitted kitchen units with space for appliances

Utility

8' 11" x 8' 8" (2.72m x 2.64m)

Spaces for appliances, door to

Garage

9' 11" x 8' 3" (3.02m x 2.51m)

First Floor

Bedroom One

13' 11" x 8' 7" (4.24m x 2.62m)

Double glazed window to the front, fitted wardrobes

Bedroom Two

9' x 8' 11" (2.74m x 2.72m)

Double glazed to the rear

Bedroom Three

8' 11" x 7' 1" (2.72m x 2.16m)

Double glazed window to the rear

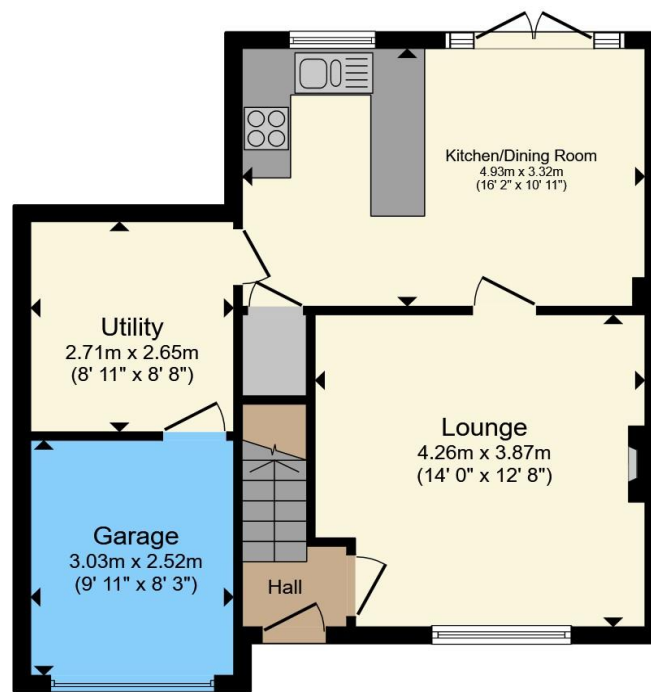
Shower Room

Doubled glazed window the side, shower cubicle, wc and hand wash basin

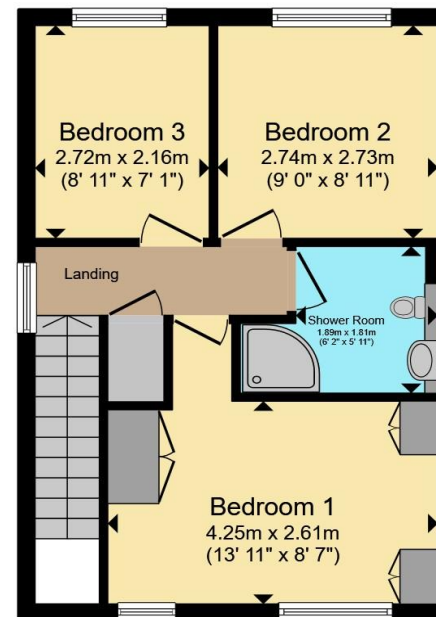








Ground Floor



First Floor

Total floor area 89.5 m² (963 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

**Paul
Dubberley**

To view this property please contact Paul Dubberley on

T 01902 494966
E bilston@pauldubberley.co.uk

69 Church Street
BILSTON WV14 0AX

EPC Rating: D Council Tax
Band: C

view this property online PaulDubberley.co.uk/Property/PBI105228

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 | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: PBI105228 - 0002

