



Connells  
01902 710 170  
FOR SALE

Connells

Constantine Way  
Bilston



## Property Description

Samuel Thorneywork from the Award Winning Connells Wolverhampton branch is delighted to bring to the market this highly deceptive four bedroom detached family home offering wonderful spacious living accommodation and situated in a popular residential area positioned on a corner plot close to local amenities and schools. Viewings are highly recommended to appreciate the accommodation on offer.

Internally the property benefits from a porch, entrance hall, ground floor wc, lounge, 19ft kitchen diner, lobby, utility and a converted garage to now offer a snug room. To the first floor there are four bedrooms, master en-suite and family bathroom. Externally the property benefits from ample off road parking and a generous enclosed rear garden.

Call the Connells Wolverhampton branch today to book your viewing.

## The Location & Area

Set in the Bilston area of Wolverhampton with easy access to Bradley Lane Tram Station, Coseley Rail Station with good bus routes, numerous local schools most of noteworthy of which is Ocker Hill Infant and Nursery School.

## Porch

Double glazed windows, ceiling light point and door into the entrance hallway.

## Entrance Hall

Double glazed door to front, central heating radiator, doors to various rooms, stairs to first floor landing.

## Ground Floor Wc

Double glazed window to front, low flush wc, wash hand basin, door to entrance hall.

## Lounge

16' 10" x 10' 7" ( 5.13m x 3.23m )  
Double glazed bows window to front and side, coved ceiling, TV aerial point, central heating radiator, door to entrance hall, door to kitchen diner.

## Kitchen Diner

19' 2" x 8' 9" ( 5.84m x 2.67m )  
Double glazed window to rear, a selection of wall and base units with roll top work surfaces, stainless steel one and half bowl sink and drainer, electric double oven, gas hob, cooker hood, plumbing for dishwasher, double glazed door to garden, double glazed French doors to garden, opening to dining area, door to entrance hall.

## Utility

7' 8" x 5' 3" ( 2.34m x 1.60m )

Wall and base units with space for dryer and plumbing point for washing machine beneath, ceiling light point and doors leading to the snug and lobby.

## Lobby

7' 8" x 5' 5" ( 2.34m x 1.65m )

Double glazed window to the rear, wall mounted boiler, radiator and doors leading to the kitchen diner, utility and rear garden.

## Snug

11' 2" x 7' 8" ( 3.40m x 2.34m )

Double glazed window to the front, radiator, ceiling spotlights and door to the utility.

## First Floor Landing

Loft access, storage cupboard, handrail with spindles, doors to various rooms.

## Bedroom One

17' 2" max x 11' 5" max ( 5.23m max x 3.48m max )

Double glazed window to front and side, central heating radiator, door to en-suite, door to landing.

## En-Suite

Double glazed window to side, shower cubicle with shower over and tiled walls, vanity wash hand basin with mixer taps, low flush wc, door to Bedroom One.

## Bedroom Two

12' 6" max x 8' 9" max ( 3.81m max x 2.67m max )

Double glazed window to front and rear, central heating radiator, door to landing.

## Bedroom Three

20' 7" max x 8' 1" ( 6.27m max x 2.46m )

Double glazed window to side, central heating radiator, door to landing.

## Bedroom Four

8' 3" x 5' 9" ( 2.51m x 1.75m )

Double glazed window to rear, central heating radiator, door to landing.

## Family Bathroom

Double glazed window to rear, panelled bath with mixer taps, hand held shower and feature rainfall shower, wash hand basin, low flush wc, central heating radiator, door to landing.

## Outside Front

Situated on a corner plot with off road parking.

## Outside Rear

Generous panel enclosed rear garden, lawned area, decked and patio area.









**Ground Floor**



**First Floor**

Total floor area 132.3 m<sup>2</sup> (1,424 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](http://www.propertybox.io)



To view this property please contact Connells on

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EPC Rating: C Council Tax Band: D

Tenure: Freehold

**view this property online [connells.co.uk/Property/WVH334868](http://connells.co.uk/Property/WVH334868)**



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