



Bartlams.

22b Manor Road, Penn - WV4 5PY
£385,000



22b Manor Road

Penn, Wolverhampton

Forming part of an exclusive private development, this superb brand new two-bedroom detached bungalow has been finished to an exceptional standard, offering stylish, low-maintenance living in a peaceful yet highly convenient location.

Constructed by a private developer with meticulous attention to detail, the property showcases quality craftsmanship, contemporary interiors and energy-efficient features throughout. A welcoming entrance hall provides access to all of the accommodation, creating a practical and well-balanced layout.

Both bedrooms are generously proportioned and enjoy an abundance of natural light, each benefiting from two windows fitted with attractive shutter blinds. The second bedroom offers excellent versatility, making it ideal as a guest bedroom, home office or hobby room.

The heart of the home is the beautifully designed kitchen and dining room, fitted with a premium German kitchen complemented by elegant quartz worktops, an electric hob and stylish porcelain tiled flooring. A bay window with shutters provides an attractive dining area, enhancing both the character and practicality of the space.

The comfortable 14ft living room offers an excellent space to relax or entertain, with bi-fold doors opening directly onto the porcelain patio, creating a seamless connection between the indoor and outdoor living areas.



- Brand new detached two-bedroom bungalow built to an exceptional specification
- Exclusive private development with electric gated

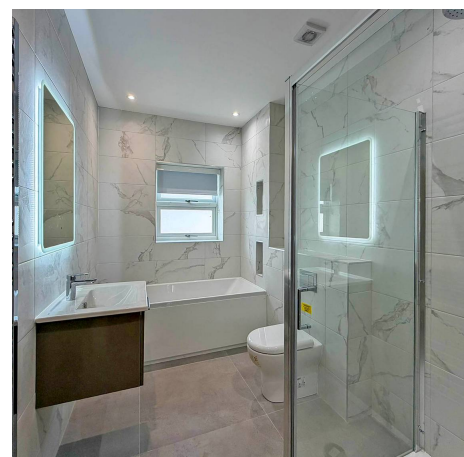
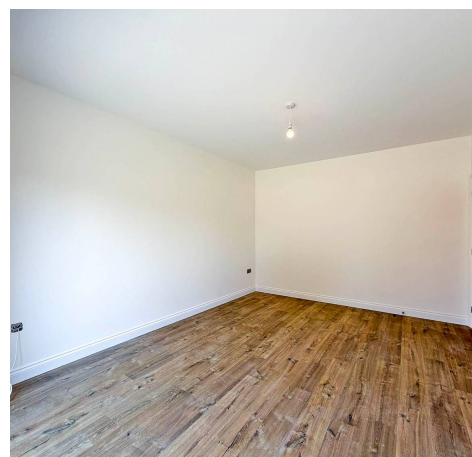


The contemporary bathroom is finished to an equally impressive specification and comprises a walk-in shower, vanity wash hand basin, WC and an illuminated touch-control mirror.

Outside, the property enjoys a private landscaped rear garden featuring a porcelain paved patio leading onto a lawned garden, ideal for relaxing or entertaining. A gated side access provides convenient access to the front of the property. To the front, there is a driveway providing off-road parking for two vehicles, while the exclusive development itself will benefit from electric gated entrance access, offering additional privacy and security.

Further benefits include gas central heating, solar panels and high-quality fixtures and fittings throughout, ensuring both comfort and energy efficiency.

Situated in one of the area's most sought-after locations, the property enjoys the perfect balance of privacy and convenience. A wide range of local amenities, including well-regarded schools, shops, doctors' surgeries, pubs, recreational playing fields and excellent transport links, are all within easy reach, making this an outstanding opportunity to acquire a superb new-build home in a highly desirable setting.

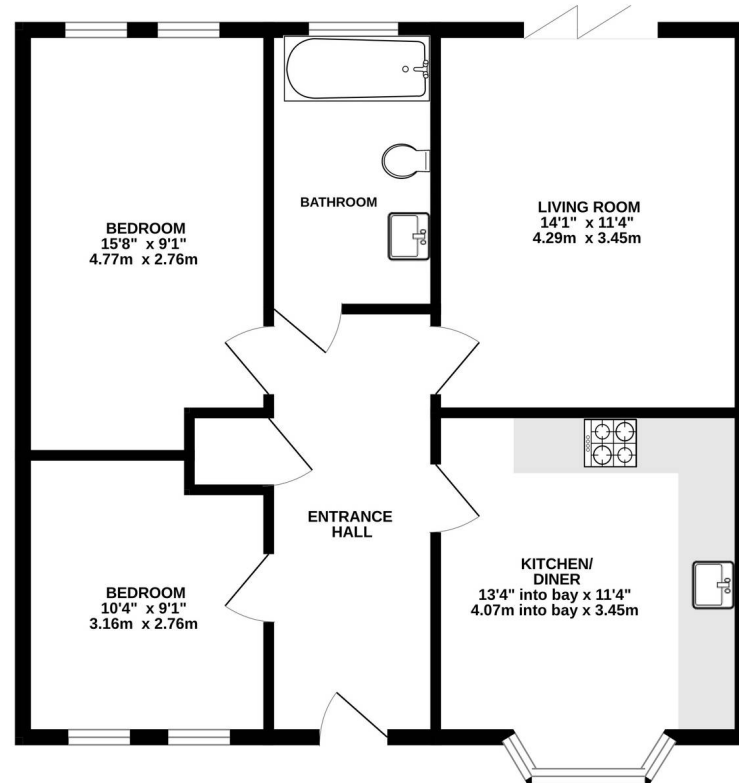


B.





GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025

Bartlams Tettenhall

Bartlams, 24 High Street - WV6 8QT

01902 759888

tettenhall@bartlams.co.uk

www.bartlams.co.uk/

NOTICE: These particulars, although believed to be correct, do not constitute any part of an offer or contract. All statements contained in these particulars as to this property are made without responsibility and are not to be relied upon as statements or representations of warranty whatsoever in relation to property. Any intending purchaser must satisfy themselves by inspection or otherwise as to the correctness each of the statements contained in these particulars. All measurements are approximate and for illustrative purposes only. Photographs are produced for general information and it must not be inferred that any item shown is included in the sale. DISCLOSURE: As a professional Estate Agency our clients employ us to look after their best interests. This includes providing them with full details of offers made to purchase their property. To ensure our obligations to our clients are met we need to check the status of all potential purchasers. If you make an offer on this property we will ask a member of The Finance Family to contact you to verify your status. They are a leading firm of Independent Financial Advisers and Mortgage Brokers. Should they transact any business resulting from our introduction then we may receive a commission.

