

Swan Bank | Penn | Wolverhampton | WV4 5PZ

Guide Price £300,000

COOPER & CO

Key features

- WELL PRESENTED SEMI DETACHED HOUSE
- BEAUTIFULLY EXTENDED
- OPEN PLAN KITCHEN DINING
- UTILITY
- THREE BEDROOMS
- FAMILY BATHROOM AND WC
- LARGE HALLWAY AND LANDING
- REAR GARDEN WITH TWO VERSITILE PODS
- PLENTY OF OFF ROAD PARKING
- VIEWINGS 7 DAYS A WEEK

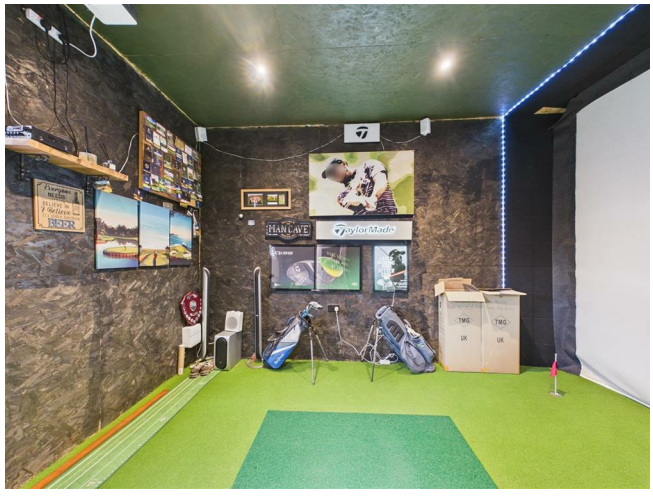
Description

*** WELL PRESENTED, 3 BEDROOM SEMI DETACHED PROPERTY, WITH FANTASTIC GARDEN, AMPLE PARKING AND VERSATILE LIVING IN POPULAR LOCATION** Internally boasting three bedrooms, family bathroom, living room , kitchen dining family room, downstairs wc, utility room. Externally benefiting from a well presented and secure rear garden, two pods with power and light, off road parking via driveway, side pedestrian access.









Front
Property is approached via tarmac driveway, with mature landscaped front garden. Side access via pedestrian, leading to the rear garden.

Hallway
Laminate flooring, radiator , UPVC window to front aspect, door to lounge & stairs to first floor.

Lounge
Laminate flooring underfoot, UPVC bay window to front aspect, radiator, feature open 1920 decor fireplace and surround.

Kitchen Dining Room / Sun Room
Laminate flooring underfoot, fully fitted kitchen with a mix of wall and base units surmounted by work surface, kitchen island, double bowl Belfast style sink with taps and drainer, space for white goods, radiator and UPVC window to side aspect. Adjacent is Dining / Sun Room, bi fold doors to rear garden, radiator, Tile flooring underfoot, floor to ceiling UPVC DG window to side aspect and sky light to provide tons of natural light.

Utility / WC
Laminate flooring underfoot space for white goods, boiler located and last serviced 20/12/2025, barn style sliding door to WC which has low flush wc, stand alone wash basin and UPVC frosted window to side aspect.

Landing
Carpet flooring under foot, doors leading to 3 bedrooms and family bathroom. Access to loft which benefits from fitted loft ladder.

Bedroom One
Carpet flooring underfoot , UPVC window to front aspect, radiator, feature fireplace with surround.

Bedroom Two
Carpet flooring underfoot , UPVC window to rear aspect, radiator, feature fireplace with surround.

Bedroom Three
Carpet flooring underfoot , UPVC window to side aspect, radiator.




HOME





Family Bathroom

Vinyl Flooring underfoot, UPVC frosted window to rear aspect, wash hand basin, low flush WC, heated towel rail, bath with shower over.

Rear Garden

Large sized rear garden, North East facing , Garden features stoned pathway throughout, starts with a concrete patio area with garden pod which is currently used as a hairdressers, with power and light, wc and space for white goods. Leading onto a mature lawned garden with shrubs/trees planted and shed, as you walk down the stoned footpath, it leads you onto another section of the garden which has another garden pod which ihas power and light with mature shrubs and trees and a water butt.

Agents Note

Estate agents are legally required to carry out anti-money laundering (AML) checks on all prospective property buyers. We have partnered with a third-party provider to conduct these checks and ensure they are fully compliant with HMRC requirements.The cost of the checks is £30 + VAT and is non-refundable. This fee covers the cost of obtaining the relevant data, carrying out any manual checks, and ongoing monitoring where required.The fee must be paid and all checks completed before a Memorandum of Sale can be issued.

Whilst we make every reasonable effort to ensure the information provided is accurate, Cooper & Co cannot guarantee the accuracy or completeness of the sales particulars. All details are based on information supplied by the Seller and should not be relied upon as statements of fact. Prospective purchasers should satisfy themselves as to the accuracy of the information and seek appropriate legal advice from their Conveyancer.

Floor plans



Floor 0 Building 1



Floor 1 Building 1

Approximate total area(1)

1276 ft²



Floor 0 Building 2

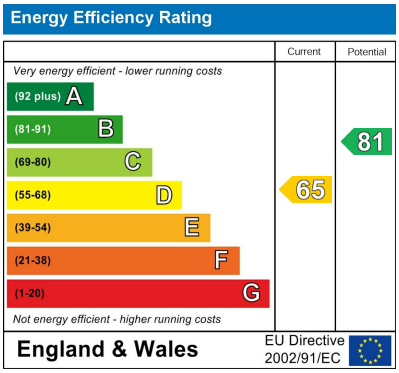


Floor 0 Building 3

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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