



Connells

Elms Lane
Shareshill Wolverhampton



Property Description

Connells Wolverhampton are delighted to bring to the market this CHAIN FREE well presented and attractive three bedroom semi detached family property with a double width garage. Viewing is highly recommended, please contact Connells today to book a viewing.

Internally the property comprises of entrance porch, entrance hall, lounge, dining room, conservatory, large entertainment style kitchen and downstairs wc. On the first floor there well presented bedrooms and a separate family bathroom. Externally there is a generous front garden, double width garage and large driveway. To the rear is a good size enclosed rear garden, making this an ideal family purchase.

The Location & Area

Located in the popular Shareshill area of Wolverhampton and benefits from a rural surrounding but still retaining fantastic commuting links into Wolverhampton, Birmingham and Cannock. The M54 is located nearby which offer fantastic commuting access. This property is located close to local amenities such as shops, schools and eateries.

Entrance Porch

Double glazed door to front, door to entrance hall.

Entrance Hall

Door to porch, stairs to first floor landing, doors to various rooms, central heating radiator.

Lounge

12' 2" x 10' 10" (3.71m x 3.30m)
Double glazed window to front, central heating radiator, door to entrance hall.

Entertainment Style Kitchen

14' 1" x 10' 10" (4.29m x 3.30m)
Two double glazed windows to rear, double glazed window to front, a range of wall and base units, inset oven, hob and extractor, inset sink, space for various appliances, door to inner hall, door to dining room.

Dining Room

10' 10" x 10' 6" (3.30m x 3.20m)
Sliding door to conservatory, door to entertainment kitchen.

Conservatory

12' 1" x 11' 8" (3.68m x 3.56m)
Double glazed windows, french doors to side.



Downstairs Wc

Low flush toilet, pedestal sink, door to inner hall.

First Floor Landing

Doors to various rooms.

Bedroom One

11' 5" x 10' 10" (3.48m x 3.30m)

Double glazed window to front, central heating radiator, fitted wardrobe, door to first floor landing.

Bedroom Two

11' 6" x 11' 5" (3.51m x 3.48m)

Double glazed window to rear, central heating radiator, fitted wardrobe, door to first floor landing.

Bedroom Three

8' 2" x 7' 3" (2.49m x 2.21m)

Double glazed window to front, central heating radiator, door to first floor landing.

Family Bathroom

Double glazed window to rear, panelled bath, pedestal sink, low flush toilet, door to first floor landing.

Double Width Garage

23' x 19' 8" (7.01m x 5.99m)

Two up and over doors to front, door to rear garden.

Outside Front

Large lawned garden area, surrounding hedgerows, tarmac drive to front, side gated leading to rear garden.

Outside Rear

Lawned garden area, surrounding fencing, paved courtyard style garden to side.

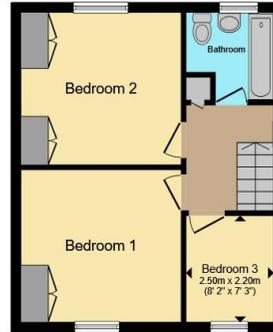




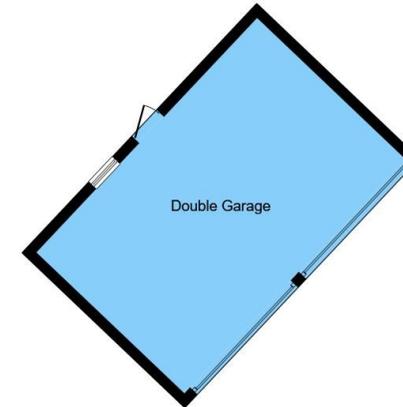




Ground Floor



First Floor



Garage

Total floor area 132.5 m² (1,426 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



To view this property please contact Connells on

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WOLVERHAMPTON WV1 4EX

EPC Rating: Awaited
Council Tax Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/WVH332365



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