



4 Viewlands Drive, Wightwick

THOMAS HARVEY
ESTATE AGENTS

A Deceptive Three Bedroom Detached Bungalow, In A Private Cul-De-Sac Location Of Wightwick & With Tremendous Potential To Restyle To Buyers Own Requirements!

4 Viewlands Drive, Wightwick, Wolverhampton, WV6 8BG

Asking Price: ££459,950

Tenure: Freehold

Council Tax: Band F – Wolverhampton

EPC Rating: D (67) No: 9878-3036-6204-0854-9200

Total Floor Area: 1,109.7sq feet (103.1sq metres) Approx.

Services: We are informed by the Vendors that all main services are installed

Broadband – Ofcom checker shows Standard/ Superfast/ Ultrafast are available

Mobile: Ofcom checker shows one of four main providers have variable coverage indoor and all four have good coverage outdoor.

Occupying an exclusive, private position within a select cul-de-sac just off the Bridgnorth Road (A454), this individually designed detached bungalow delivers a rare blend of tranquillity, convenience and countryside adjacency. With the Worcester & Staffordshire waterway moments away and one of Wolverhampton’s most desirable residential pockets on the doorstep, this is a home that feels both secluded and connected.

Offering approx. 1,109.7 sq ft of well-maintained accommodation, the property is ideal for buyers seeking the space of a traditional house but with the ease of single-level living. The layout also presents excellent scope for modern reconfiguration, including the potential to create an open-plan rear living zone or convert the roof space to additional bedroom and bathroom accommodation (STPP).

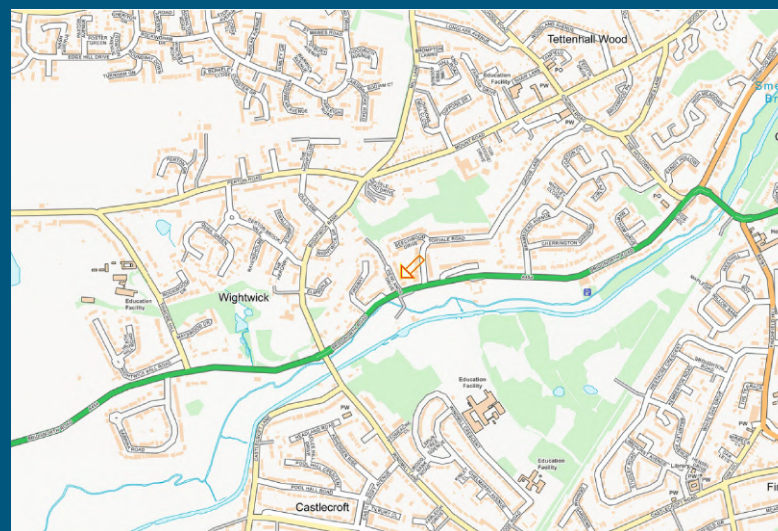
Inside, a welcoming reception hall with built-in storage leads to three double bedrooms and a recently refitted contemporary shower suite. The kitchen features an extensive range of traditional units and opens to the side courtyard. At the rear, a charming living room with a large picture window frames views across the mature garden, while double doors connect seamlessly to the dining room — a layout that lends itself perfectly to future open-plan transformation.

Externally, the block-paved driveway provides generous parking and leads to the garage with remote-controlled door. The side courtyard offers access to two outbuildings and presents further potential for a garden room, utility or studio space. The west-facing rear garden is a standout feature: beautifully landscaped, exceptionally private and extending to an impressive 80ft with patio and lawn, creating a serene backdrop for outdoor living.

Viewlands Drive remains one of Wolverhampton’s most favoured addresses, with excellent access to schools, bus routes and the amenities of both Tettenhall Village and Compton. Wolverhampton city centre is less than 2.5 miles away, making this an ideal base for commuting and everyday convenience.

A truly unique opportunity to acquire one of the finest examples of its type — a property offering comfort, character and outstanding potential to personalise.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		



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Entrance Hall: Hardwood front door with opaque glazed side windows, built in cloaks cupboard, separate airing cupboard, radiator, coved ceiling, , wood stripped flooring and loft hatch with pull down ladder to large attic space.

Bedroom One: 13'5" (4.10m) x 10ft (3.05m)

Built in full height triple wardrobes, radiator, coved ceiling and double glazed picture window to front.

Bedroom Two: 10ft (3.05m) x 10'11" max (3.33m max)

Radiator, coved ceiling and double glazed picture window to front.

Bedroom Three: 8'9" (2.67m) x 10'11" (3.33m)

Built in furniture including double wardrobes, desk & drawers, radiator, coved ceiling and double glazed window to side.

Shower Room: 6'10" (2.08m) x 5'5" (1.66m)

Fitted with a modern white suite comprising walk in double shower with overhead rainfall shower head, separate handheld spray & side screen, vanity unit with storage & recessed WC, chrome heated towel rail/ radiator, PVC panelled walls, laminate effect flooring and double glazed opaque window to side.

Kitchen: 10'11" (3.34m) x 8'7" (2.61m)

Fitted with a traditional suite of matching units comprising 1½ drainer sink unit with mixer tap, a range of base cupboards, drawers & suspended wall cupboards, built in Hotpoint electric oven with combination grill above, 4- ring Bosch induction hob with extractor hood, recess for under counter fridge & freezer, plumbing for washing machine & dishwasher, coved ceiling, tiled flooring and double glazed window to side with matching uPVC double glazed opaque door.

Living Room: 15'11" (4.86m) x 12'2" (3.71m)

Feature tiled fireplace with gas coal fire, two radiators, coved ceiling, wall light points and double glazed picture window to rear with uPVC door to garden. Internal double doors lead to:

Dining Room: 8'6" (2.60m) x 10ft (3.05m)

Radiator, coved ceiling and double glazed picture window to rear.

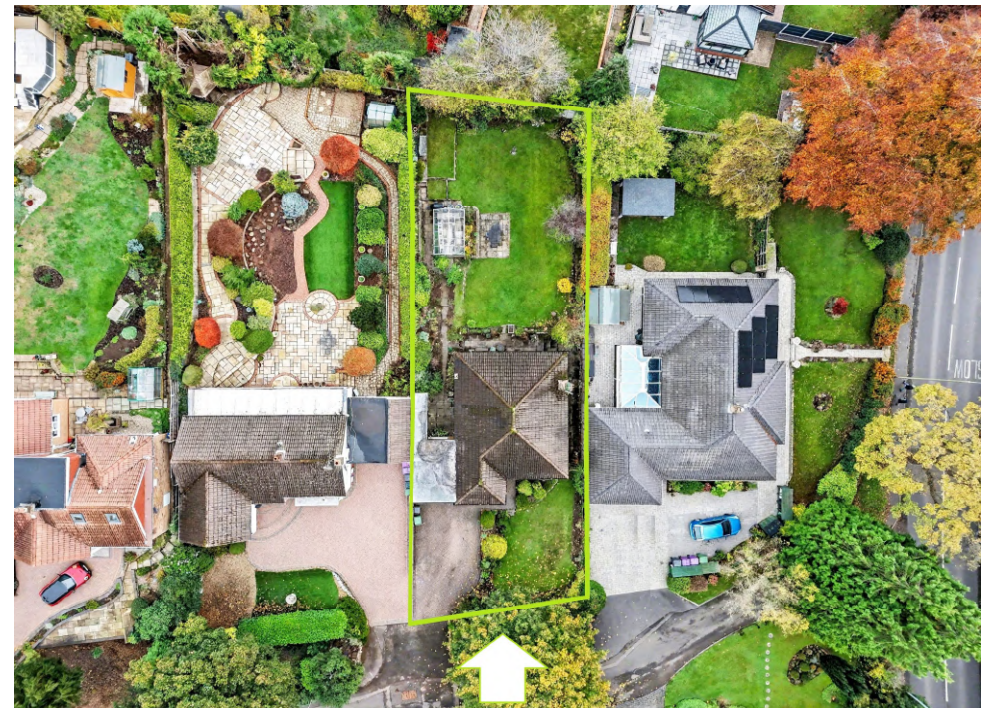
Outside Outbuildings: Garden Stores: 7ft (2.13m) x 2'9" (0.84m) and Utility Stores Room: 5'6" (1.68m) x 2'9" (0.84m) Power and lighting.

Garage: 16ft (4.87m) x 11'7" (3.52m)

Remote controlled electric 'Up & Over' garage door, wall mounted gas fired central heating boiler, power, lighting, high quality maintenance free fibreglass room and glazed window to rear with hardwood door to garden.

Rear Garden: At approx. 75ft long and enjoying an east-facing aspect, the fully stocked rear garden includes paved paths & patio, shaped centre lawn with tiered rockery, flowering borders with a variety of shrubs and trees, green house, surrounding fencing and gated side access to front.

IMPORTANT NOTICE: Every care has been taken with the preparation of these Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. Areas, measurements and distances are approximate and the text, photographs and plans are for guidance only. If there is any point which is of particular importance please contact us to discuss the matter and seek professional verification prior to exchange of contracts.

















PROPERTY MISDESCRIPTION ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor.

MISDESCRIPTIONS ACT 1967 – CONDITIONS UNDER WHICH THE ATTACHED PARTICULARS ARE ISSUED.

Thomas G Harvey for themselves and for the vendors of this property whose agents they are, give notice that:-

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3. None of the statements contained in these particulars as to this property are to be relied on as statements of representations of fact.
4. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars.
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**Total Floor Area: 1,109.7sq feet
(103.1sq metres) Approx.**

Floorplans: Internal floor areas are approximate for general guidance only – Not to scale position & size of doors, windows, appliances and other features are approximate