



24 Sabrina Road, Wightwick

An Individually Designed Three Bedroom Two Bathroom Detached Bungalow Offering A Most Spacious Interior That You Would Expect From A Detached House. Yet All On One Level In This Case & Adjacent To Fields & Farmland Creating A Countryside Setting!

24 Sabrina Road, Wightwick, Wolverhampton, WV6 8BP
Asking Price: £575,000

Tenure: Freehold
Council Tax: Band E – Wolverhampton
EPC Rating: D (63) No: 0370-2049-2530-2375-1355
Total Floor Area: 1445.7sq feet (134.3sq metres)
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 good coverage indoor and all four have good coverage outdoor.

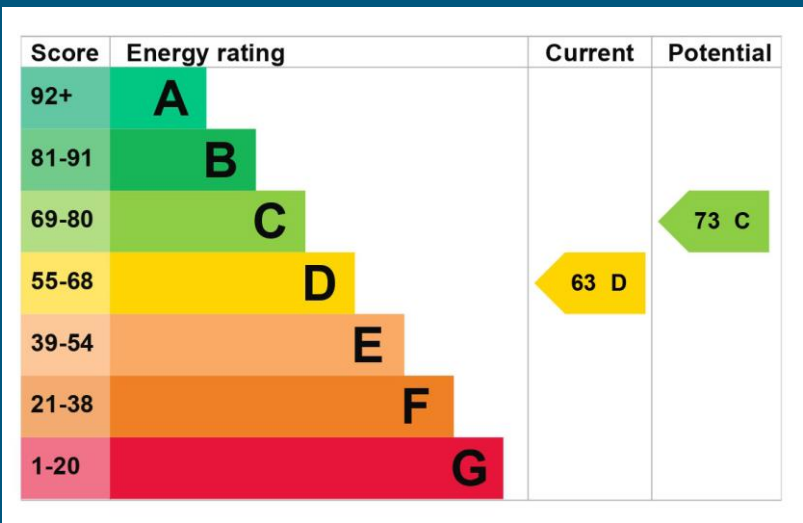
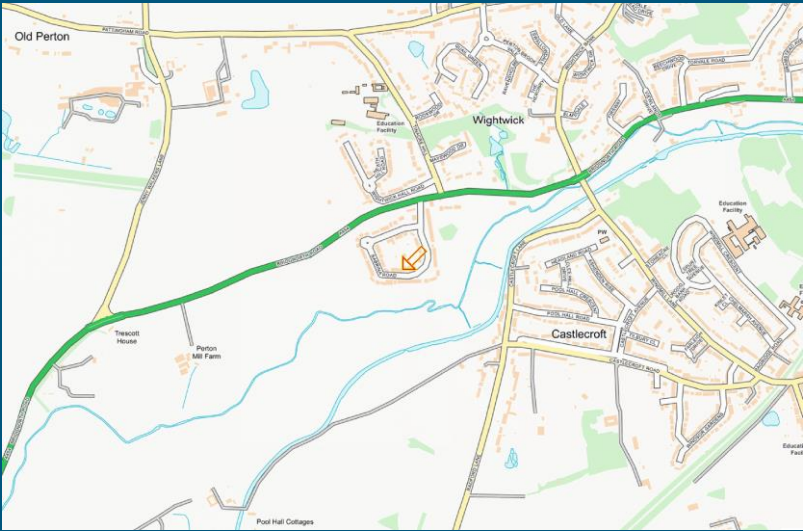
Occupying a privileged position on one of Wightwick’s most sought-after cul-de-sacs, just off the prestigious Bridgnorth Road (A454), this outstanding detached bungalow stands as a truly impressive example of its type. Extensively extended, beautifully restyled and meticulously maintained, it offers a rare blend of luxury, space and single-level living — with internal viewing essential to appreciate the quality on offer.

Step inside and you’ll immediately notice the fresh, stylish décor, quality carpets and flooring, smart bathrooms and the abundance of natural light throughout. The property flows effortlessly, enhanced by double glazed windows and doors and a superb 21ft conservatory that creates a wonderful connection to the outdoors. The neatly landscaped rear garden is a standout feature — a serene, private haven designed for relaxation and year-round enjoyment.

Perfect for buyers seeking a turnkey home of genuine quality, the bungalow boasts an impressive floor area of approx. 1,445.7 sq ft, delivering the spacious feel of a detached house while retaining the ease of single-storey living. The layout includes a reception porch and welcoming entrance hall, a bright front living room, two double bedrooms and a modern family bathroom with a crisp white suite. At the heart of the home sits the breakfast kitchen, fitted with a range of units and opening directly into the conservatory — an ideal space for entertaining family and friends on a generous scale. To the side, an inner lobby leads to a pantry/store, utility room and the superb master bedroom suite, complete with built-in wardrobes and a contemporary white shower room. A loft hatch with pull-down ladder provides access to a large attic space, offering excellent potential for conversion (STPP) should additional accommodation be desired.

Externally, the property continues to impress. A driveway provides ample off-road parking and leads to the garage, while the rear garden — measuring approximately 135ft — has been thoughtfully landscaped to create a beautiful, tranquil setting with maximum privacy. Alongside the extensive outdoor space, a detached outbuilding with power and lighting offers fantastic versatility, ideal as a home office, gym, studio or hobbies room.

Despite its secluded feel, Sabrina Road enjoys exceptional convenience, with the amenities of Tettenhall Village and Compton close by, along with outstanding schools in both sectors. Wolverhampton City Centre is also within easy reach at approximately 3 miles away. Distinctive, unique and finished to an exceptional standard, this remarkable bungalow represents a rare opportunity to acquire a premium home in one of Wightwick’s most desirable locations.



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Reception Porch: PVC double glazed door with matching side windows, laminate flooring and panelled ceiling. **Entrance Hall:** Internal composite door with double glazed opaque windows, radiator, laminate flooring and loft hatch.

Living Room: 16'1" (4.90m) x 11'6" (3.50m)

Two radiators, coved ceiling, wall light points, laminate flooring and double glazed window to side with matching picture window to front.

Bedroom Three: 12'6" (3.80m) x 10ft (2.06m)

Radiator, laminate flooring and double glazed window to front.

Bedroom Two: 16'5" (5.03 max) x 9ft (2.74m max)

Fitted with a range of built in wardrobes & shelving, radiator, laminate flooring and double glazed picture window to rear and PVC door leading to garden.

Bathroom: 6'3" (1.91m) x 6ft (1.83m)

Fitted with a white suite comprising panelled bath with spa jets & electric shower unit above, full width vanity unit with storage & recessed WC, part tiled walls, radiator, wall mounted mirror, extractor fan laminate effect vinyl flooring and internal double glazed opaque window to rear.

Breakfast Kitchen: 16'1" (4.90m) x 9'10" (3.00m)

Fitted with a matching suite of laminate units comprising a range of base cupboards, drawers & suspended wall cupboards, laminate worktops with breakfast bar & stainless steel 1.5 drainer sink unit with mixer tap including water filter tap, recess & gas point for cooker with black extractor hood over, plumbing for dishwasher, radiator, recessed ceiling spotlights, tiled effect cushioned flooring, skylight and internal double glazed window to rear with matching French doors to: **Conservatory: 21ft (6.40m) x 8'9" (2.66m)**
Radiator and PVC double glazed door to rear.

Inner Lobby: Radiator, loft hatch, laminate flooring and **Built In Storage/ Pantry:** Radiator, shelving, laminate flooring and stained glass opaque double glazed window to front.

Utility: 7'5" (2.27m) x 5'5" (1.64m)

Fitted with a base cupboard & suspended wall cupboards, full length worktop, wall mounted gas fired Baxi central heating boiler, plumbing & recess for washing machine & tumble dryer, radiator, tiled flooring, extractor fan and double glazed opaque door to side.

Bedroom One: 15'2" (4.63m) x 11ft (3.36m)

Fitted with full length, floor to ceiling built in wardrobes, radiator, laminate flooring, double glazed window to side and double glazed French doors to rear garden with balcony. **Ensuite Shower Room: 7'9" (2.37m) x 5'9" (1.75m)** Fitted with a white suite comprising corner shower enclosure, pedestal wash hand basin, low level WC, chrome heated towel rail, wall mounted mirrored cabinet, extractor fan, laminate effect vinyl flooring and double glazed opaque window to side.

Garage: 16'7" (5.10m) x 8ft (2.44m)

'Up & Over' garage door, power, lighting and exterior EV charging point.

Landscaped Enclosed Rear Garden: Featuring a large paved patio with sandstone style slabs & brick dwarf wall overlooking the approx. 115ft long centre lawn with full length flowering borders having a variety of shrubs & trees, surrounding fencing, gated side entry and rear terraced with: **Outbuilding: 21ft (6.50m) x 10ft (3.77m)** Power, lighting, double glazed double doors, two side windows and could be converted for a multitude of purposes.







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.









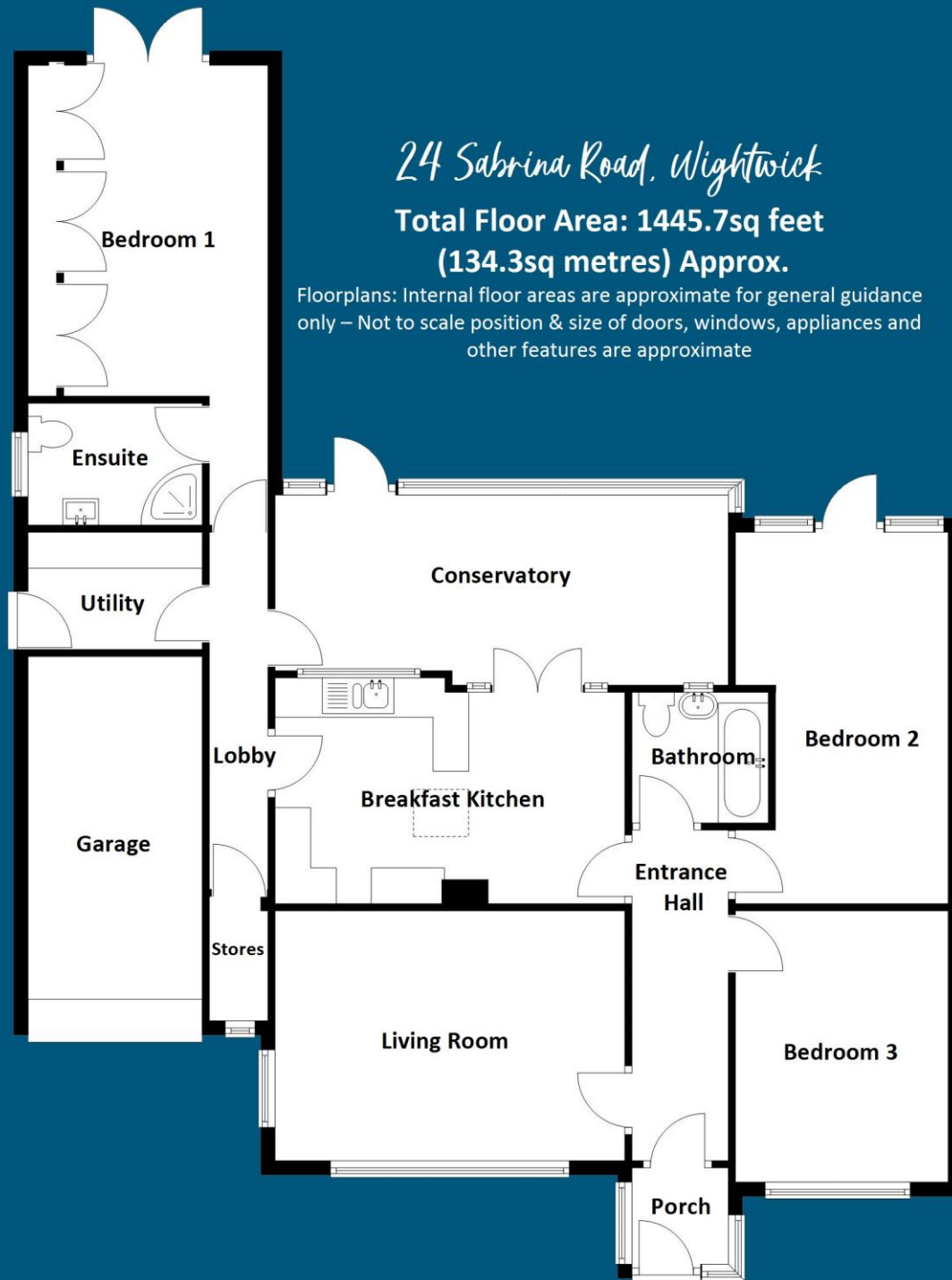




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**Total Floor Area: 1445.7sq feet
(134.3sq metres) Approx.**

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



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.

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