



Rosemount
Trysull WV5 7JB

peterjames
PROPERTY

Rosemount

Tettenhall – 5.3 miles

Wolverhampton – 5.9 miles

(Distances are approximate)

* An Attractive Five Bedroom Detached Property Located via a Secluded and Private Driveway in the Highly Desirable Village of Trysull *

Open Entrance Hallway with Exposed Timber Staircase with Through Access to the Rear Garden
Modern Downstairs W/C
Expansive 23ft Length Reception Room with Dual Aspect External Views
Living Room with Inglenook Fireplace, Feature Log Burner and French Doors with Rear Patio Access
Traditional Style Kitchen Diner with Integrated Oven, Grill and Gas Hob
Pantry Room
Utility Space with Side Rear Access
Separate Dining Room also Featuring French Doors to the Rear Garden
All Downstairs Rooms Benefit from Under Floor Heating
Principle Bedroom with Built-In Wardrobes and Ensuite Bathroom
Four Further Double Bedrooms – One Featuring Ensuite Shower Room – One Featuring Built-In Wardrobes
Modern Family Bathroom with Walk-In Shower
Boarded Loft Space with Staircase Access from the Landing
Further Loft Space Conversion Potential Subject to Planning Permissions
Double Detached Garage with Electric Roller Shutter Doors and Attic Area
Electric Car Charger
Generously Sized and Well Maintained Plot with Mature Trees and Shrubbery
Gated Driveway with Ample Parking







Total Area: 353.7 m² ... 3807 ft²

INTERNAL FLOOR AREAS ARE APPROXIMATE FOR GENERAL GUIDANCE ONLY -
NOT TO SCALE POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES AND OTHER FEATURES ARE APPROXIMATE TOTAL SIZE INC GARAGE/STORAGE AREAS
(PLANS DRAWN BY JOEWHOTOGGRAPHY.CO.UK)

EPC - The EPC is attached to these particulars. If it has become detached or is lost, please contact us for a further copy.

Fixtures and Fittings - All carpets and curtains are excluded from the sale but may be available by separate negotiation.