



**Connells**

Wildtree Avenue  
Underhill Wolverhampton



# Wildtree Avenue Underhill Wolverhampton WV10 8NW

for sale offers in excess of  
**£245,995**



## Property Description

Introducing Wildtree Avenue, a promising semi-detached property located in the charming area of Underhill. This residence presents an excellent opportunity for those seeking a home they can personalize and transform into their dream living space. With partial renovations already underway, the property features a spacious lounge, dining room, kitchen, and a conservatory, offering ample living and entertaining space.

The interior also includes three bedrooms, a wet room, and a converted garage, which awaits the finishing touches to fulfill its potential. Additionally, the property boasts off-road parking, front and rear gardens, as well as a delightful summerhouse, perfect for enjoying the outdoors. Don't miss the chance to complete this home to your own specifications and create the ideal living environment.

Call the Award Winning Connells Wolverhampton branch today to book your viewing.

## Location And Area

Conveniently located for the M54 and M6 motorways, Wildtree Avenue is situated close to Underhill Lane which links to the wonderful countryside. There are a fantastic selection of local schooling and shopping nearby with bus routes to Wolverhampton City centre.

## Approach

Set back from the roadside behind a front garden and driveway for ample parking.

## Lounge

17' max x 12' max ( 5.18m max x 3.66m max )

Two double glazed windows to the front, storage cupboard, stairs rising to the first floor, two ceiling light points and a door to the dining room.

## Dining Room

11' 1" max x 8' 10" max ( 3.38m max x 2.69m max )

Radiator, ceiling light point, door to the kitchen and double glazed sliding door to the conservatory.

## Kitchen

8' x 8' ( 2.44m x 2.44m )

Matching wall and base units with stainless steel sink and drainer, partly tiled walls, plumbing point for washing machine, pantry cupboard with window, double glazed window to the rear, ceiling light point, wall mounted boiler and door to the converted garage.

## Conservatory

10' x 10' 1" ( 3.05m x 3.07m )

Ceiling light point with fan and doors to the rear garden.

## First Floor Landing

Ceiling light point, loft access and doors to all bedrooms and wet room.

## Bedroom One

12' max x 11' min ( 3.66m max x 3.35m min )

Double glazed window to the front, ceiling light point and radiator.

## Bedroom Two

13' 1" x 9' ( 3.99m x 2.74m )

Double glazed window to the front, storage cupboard, ceiling light point and radiator

## Bedroom Three

9' max x 7' max ( 2.74m max x 2.13m max )

Double glazed window to the front, radiator and ceiling light point

## Wet Room

Shower over, wall mounted wash hand basin, low flush WC, ceiling light point, tiled walls, radiator, and double glazed window to the rear.

## Outside Rear

Paved patio area with a lawn and a central path leading to the timber summerhouse and timber fencing surrounding the garden

## Converted Garage

Double glazed window to front, double glazed door to front, double glazed door to rear, door to wc.















This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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 WOLVERHAMPTON WV1 4EX

EPC Rating: C Council Tax  
 Band: B

Tenure: Freehold

**view this property online [connells.co.uk/Property/WVH328979](https://www.connells.co.uk/Property/WVH328979)**



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