



**Connells**

Dickens Road  
The Scotlands Wolverhampton

# Dickens Road The Scotlands Wolverhampton WV10 8RU

for sale offers in the region of  
**£178,000**



## Property Description

Samuel Thorneywork from the award winning Connells Wolverhampton branch is delighted to bring to the market this well presented and deceptively spacious three bedroom mid-terraced family home situated in a popular area near to popular schools, shops, transport links such as the M54 and M6 motorways.

Internally the property comprises of having an entrance hallway leading to a spacious lounge with an adjoining kitchen/ diner, lobby area with access to a ground floor wc. On the first floor there are three bedrooms and a family bathroom.

Externally there is a garden to front with off road parking whilst to the rear is a sizeable rear garden with patio area and lawn.

Viewings are highly recommended to appreciate the accommodation on offer.

## Location And Area

Conveniently located for the main Cannock Road which links to the M54 and M6 motorways. New Cross Hospital, Wednesfield and Bentley Bridge Shopping Centres are nearby.

## Approach

Set back from the roadside behind front garden and off road parking with access to the main and shared ally way

## Entrance Hall

Radiator, ceiling light point, stairs to first floor, door to lounge.

## Lounge

13' 4" max x 12' 10" max ( 4.06m max x 3.91m max )

Double glazed window to front, ceiling light point, radiator, storage cupboards.

## Kitchen/ Diner

12' 10" x 8' 7" ( 3.91m x 2.62m )

Matching wall and base units with stainless steel sink and drainer with taps, plumbing point for washing machine, space for dryer, partly tiled walls, gas and electric cooker points, radiator, ceiling light point, extractor fan, two double glazed windows to rear, doors to lounge and lobby.

## Lobby

Radiator, ceiling light point, doors to kitchen/ diner, wc and rear garden.

## Ground Floor Wc

Low flush wc, wall mounted wash hand basin, ceiling light point, double glazed window to side.

## First Floor Landing

Loft access, ceiling light point, storage cupboard housing a wall mounted boiler, storage area that is utilised as an office with power and lighting.

## Bedroom One

12' max x 8' 3" ( 3.66m max x 2.51m )

Double glazed window to rear, ceiling light point, radiator.

## Bedroom Two

10' 2" max x 9' 8" max ( 3.10m max x 2.95m max )

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

## Bedroom Three

9' 10" x 8' 8" ( 3.00m x 2.64m )

Double glazed window to rear, radiator, ceiling light point.

## Bathroom

9' 10" x 8' 8" ( 3.00m x 2.64m )

Panelled bath with shower over, low flush wc, washing hand basin, heated towel rail, party tiled walls, ceiling light point, extractor fan, double glazed window to front

## Outside Rear

Paved patio with stepping stones and lawn, timber chipping's, side gate to shared hallway.

## Agents Note

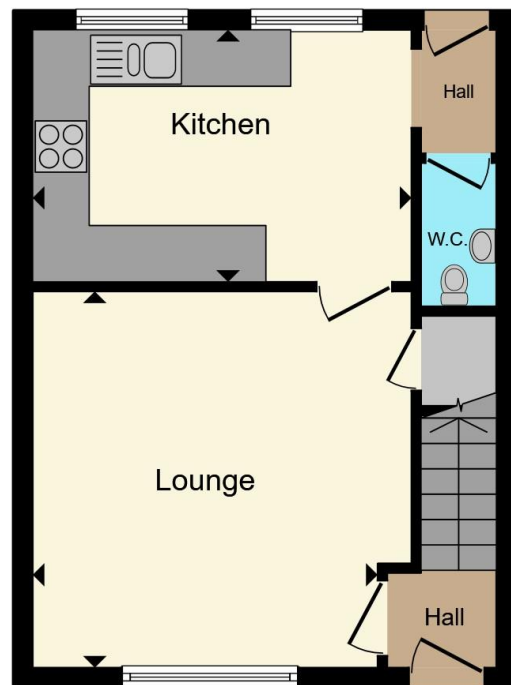
Please note that an AML fee is chargeable once an offer is accepted to cover the cost of

carrying out the required identity and anti-money laundering checks

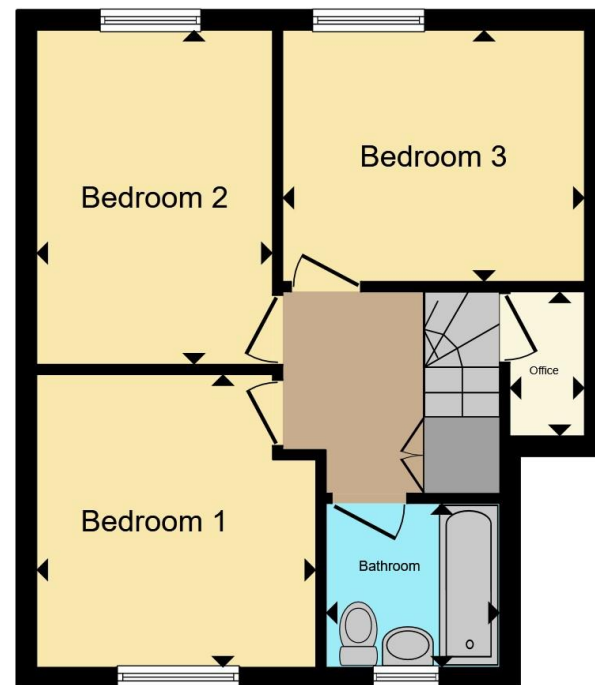








**Ground Floor**



**First Floor**

Total floor area 70.6 m<sup>2</sup> (760 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](http://www.propertybox.io)

**Connells**

To view this property please contact Connells on

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EPC Rating: C Council Tax  
 Band: A

Tenure: Freehold

**view this property online [connells.co.uk/Property/WVH336649](http://connells.co.uk/Property/WVH336649)**



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