



Connells

Sundour Crescent
Wednesfield Wolverhampton



Property Description

Samuel Thorneywork from the Award Winning Connells Wolverhampton branch is delighted to bring the market this extended and well presented three bedroom semi detached family home situated in a popular cul-de-sac location in Wednesfield with field views to the rear and near to M54 motorway and New Cross hospital. Viewings are highly recommended to view and would be suitable for first time buyers, investors and families. Call the Connells Wolverhampton branch today to book your viewing.

Internally the property comprises of a porch which leads into a welcoming entrance hallway. The generous ground floor offers a cosy lounge, a convenient ground floor wc, an extended entertainment kitchen and a conservatory. Heading upstairs you'll find three bedrooms, a modern and stylish bathroom and additional stairs leading up to a loft room. Outside to the front is ample off road parking, while the rear boasts a sizeable rear garden.

The Location & Area

Situated just off the main Cannock Road linking to Belton Avenue, which has further links into Sundour Crescent. A popular cul-de-sac location which has fantastic access to the M54 and M6 motorways. There is a fantastic selection of local shopping and schools nearby.

Approach

Set back from the roadside behind a driveway with shared gated access to side.

Entrance Porch

Door leading to entrance hall.

Entrance Hall

Door to porch, central heating radiator, ceiling light point, stairs rising to first floor landing, storage cupboard, doors to lounge and kitchen.

Lounge

16' 5" into bay x 10' 3" max (5.00m into bay x 3.12m max)

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

Extended Kitchen

16' x 13' 9" (4.88m x 4.19m)

Matching wall and base units, stainless steel sink and drainer with spray mixer tap, integrated double oven, four ring gas hob with extractor hood, plumbing for dishwasher, spotlights, two central heating radiators, utility cupboard, double glazed window to rear, french doors to conservatory, doors to entrance hall and ground floor wc.

Ground Floor Wc

Low flush wc, wall mounted wash hand basin, extractor fan, ceiling light point, central heating radiator.

Conservatory

13' 10" x 9' 9" (4.22m x 2.97m)
Double glazed windows, french doors to kitchen and rear garden, ceiling light point, central heating radiator.

First Floor Landing

Double glazed window to side, ceiling light point, stairs to loft room, doors to various rooms.

Bedroom One

13' 3" into bay x 9' 9" max (4.04m into bay x 2.97m max)
Double glazed window to front, fitted wardrobes, central heating radiator, ceiling light point.

Bedroom Two

9' 4" x 8' 2" (2.84m x 2.49m)
Double glazed window to rear, built-in storage cupboard, central heating radiator, ceiling light point.

Bedroom Three

7' 10" x 6' (2.39m x 1.83m)
Double glazed window to front, central heating radiator, ceiling light point.

Bathroom

L shaped bath with shower attachment, low flush wc, wash hand basin unit, part tiled walls, extractor fan, heated towel rail, double glazed window to rear.

Loft Room

11' 6" x 9' 9" (3.51m x 2.97m)
With restricted head height. Two skylight windows, central heating radiator, eaves storage cupboards, ceiling light point.

Outside Rear

Block paving, lawned area, timber fencing, gravelled area to rear, side gate, timber shed, rear garden leading to fields.









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



To view this property please contact Connells on

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EPC Rating: D Council Tax Band: A

Tenure: Freehold

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Property Ref: WVH335412 - 0003