Connells

Dovedale Road
Ettingshall Park Wolverhampton

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Ettingshall Park Wolverhampton WV4 6RA

for sale offers in excess of
£280,000

Property Description

Samuel Thorneywork from the award winning Connells Wolverhampton branch is proud to bring the market this well presented three bedroom semi detached family home in the popular Ettingshall Park area and boasts no onward chain.

The property comprises a porch which leads into an entrance hallway which allows access to an open plan lounge/dining and a separate well appointed kitchen. Upstairs you'll find three bedrooms, two of which are double bedrooms, the first floor is completed with a family bathroom with space for both a bathtub and separate shower cubicle.

Outside to the front is off-road parking and benefits from having a garage for additional parking space and storage area. To the rear is a well presented rear garden.

Viewings are highly recommended and it would be suitable for first time buyers, families and investors. Call the Connells branch to book your viewing.

Location And Area

Situated on the ever popular Ettingshall Park Estate which offers fantastic commuting access to the Birmingham New Road with links to Birmingham City centre, Dudley and Wolverhampton. There is a selection of schools, doctors and dentists nearby as well as shopping within neighbouring areas.

Approach

Set back from the roadside behind ample off road parking with access to the main accommodation and garage.

Entrance Porch

Door to entrance hallway

Entrance Hallway

Radiator, storage cupboard, ceiling light point, stairs to first floor, doors to lounge/ dining room and kitchen.

Lounge/ Dining Room

24' 7" max x 11' 5" max (7.49m max x 3.48m max)

Double glazed windows to front and rear, two ceiling light points, two vertical radiators, gas fire place, two wall lights.

Kitchen

13' 5" x 7' (4.09m x 2.13m)

Matching wall and base units with stainless steel sink and drainer with mixer tap, plumbing point for washing machine, space for fridge freezer, ceiling spotlights, tile walls, radiator, extractor hoof, double glazed window to rear, doors to hallway and lobby.

Lobby

Double glazed window to side, door to kitchen and garden.

First Floor Landing

Doors to various rooms.

Bedroom One

13' 9" max x 11' 4" into wardrobe (4.19m max x 3.45m into wardrobe)

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

Bedroom Two

4' 9" into wardrobe x 10' 10" max (1.45m into wardrobe x 3.30m max)

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

Bedroom Three

7' 9" x 7' 8" (2.36m x 2.34m)

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

Bathroom

Panelled bath with shower attachment, low flush wc, separate shower cubicle, heated towel rail, vanity wash hand basin, ceiling light point, partly tiled walls, double glazed window to rear.

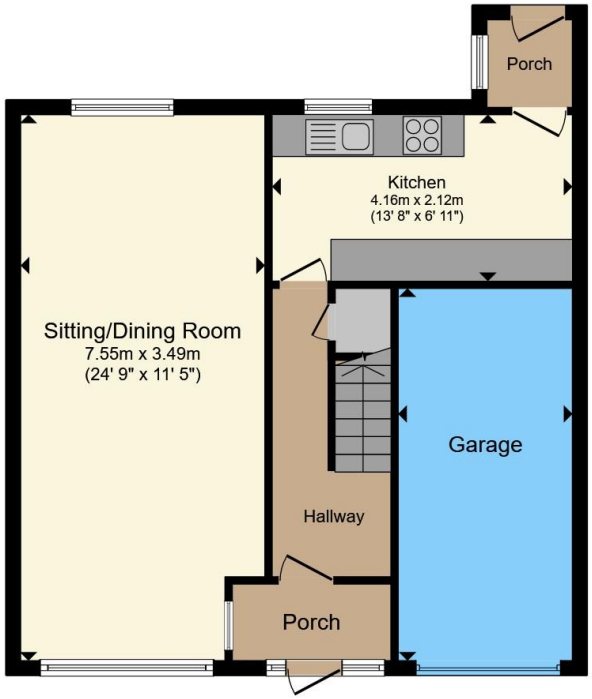
Outside Rear

Patio area with lawn, side path, outside tap point, timber shed and side gate.

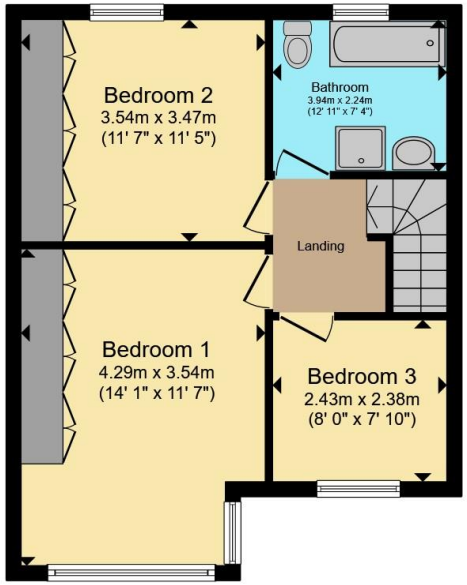
Garage

18' 7" x 7' 6" (5.66m x 2.29m)

Up and over garage door.



Ground Floor



First Floor

Total floor area 107.0 m² (1,152 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

Connells

To view this property please contact Connells on

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EPC Rating: C

Council Tax Band: C

Tenure: Freehold

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