



Connells

Maurice Grove
Fordhouses Wolverhampton



Property Description

Connells Wolverhampton are delighted to bring to the market this well presented and attractive three bedroom semi-detached family home in a popular cul-de-sac location. Benefiting from being a short distance from New Cross Hospital this property should be viewed in order to fully appreciate,

The property comprises of an entrance hall, large open plan lounge diner, kitchen, three bedrooms and a family shower room. Externally there is a large driveway to front, side gated access and a large rear garden with a detached brick built garden room/ multiuse room.

Location And Area

Situated in Maurice Grove in a cul de sac location within a popular residential estate close to Wimbourne Road and the popular Deyncourt Road. There is a fantastic selection of local shopping nearby including the fabulous Wednesfield and Bentley Bridge Retail park. New Cross hospital, M54 and M6 motorways are also relatively close by.

Entrance Hall

Double glazed door to front, radiator, stairs access, doors to various rooms.

Open Plan Lounge Diner

22' 8" x 10' 2" (6.91m x 3.10m)

Double glazed window to front, french doors to rear, radiator, door to entrance hall.

Kitchen

8' 2" x 5' 6" (2.49m x 1.68m)

Double glazed window to rear, door to entrance hall, range of stylish wall and base units, space for appliances, door to entrance hall.



First Floor Landing

Doors to various rooms.

Bedroom One

11' 7" x 9' 8" (3.53m x 2.95m)

Double glazed window to front, tall designer column radiator, door to landing.

Bedroom Two

10' 6" x 9' 8" (3.20m x 2.95m)

Double glazed window to rear, radiator, door to landing.

Bedroom Three

7' 4" x 6' 5" (2.24m x 1.96m)

Double glazed window to front, radiator, Worcester Bosch Greenstar Boiler, door to landing.

Family Shower Room

Double glazed window to front, stylish waterfall shower in a cubicle, wash hand basin, spotlights, door to landing.

Outside Front

Large driveway with ample off road parking spaces, gated access.

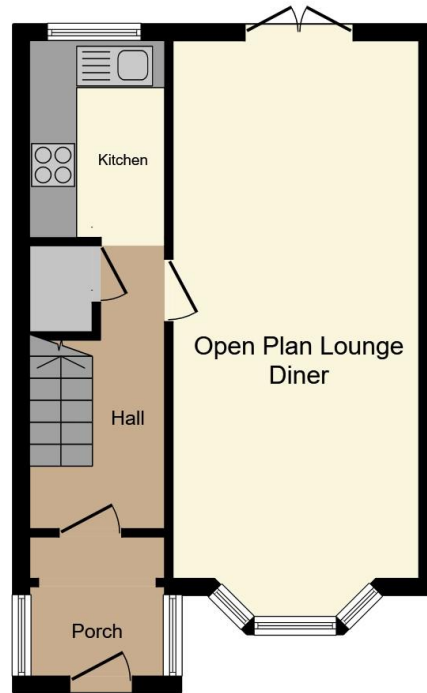
Outside Rear

Large enclosed rear garden, mostly lawned, paved pathway area, detached brick built garden room ideal for a variety of uses subject to planning permissions. There is also an additional storage area behind with a range of timber fencing.

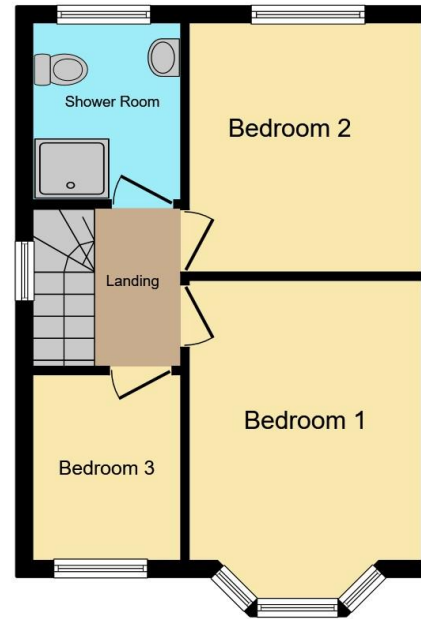








Ground Floor



First Floor

Total floor area 71.5 m² (770 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



To view this property please contact Connells on

T 01902 710 170
E wolverhampton@connells.co.uk

81-83 Darlington Street
WOLVERHAMPTON WV1 4EX

EPC Rating: C Council Tax
Band: C

Tenure: Freehold

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