

Connells

Lane Road
Lanesfield Wolverhampton

Lane Road
Lanesfield Wolverhampton WV4 6NG

for sale offers in the region of
£250,000







Property Description

Connells Wolverhampton are delighted to bring to the market this two bedroom detached bungalow in a popular cul-de-sac location. Benefiting from LARGE PARKING AREA TO REAR, this property must be viewed in order to fully appreciate.

The property comprises of entrance hall, lounge, entertainment kitchen diner, utility, two bedrooms and shower room. Externally there are front and rear gardens with large parking area with double gates.

The Location & Area

Lane Road is off Mount Road which is close to the Birmingham New Road which offers easy access to Wolverhampton City Centre, Dudley and the Black Country Route. This perfect location also had easy access to schools and local amenities.

Entrance Hall

Double glazed door to front, doors to various rooms.

Lounge

16' 7" x 11' 10" (5.05m x 3.61m)

Double glazed bay window to front, central heating radiator, feature fire, door to entrance hall.

Kitchen Diner

17' 3" x 9' 11" (5.26m x 3.02m)

Double glazed door and window to rear, a range of wall and base units with breakfast bar area, space for cooker, inset sink, door to utility room.

Utility Room

6' 5" x 5' (1.96m x 1.52m)

Double glazed window to rear, a range of wall and base units, space for various appliances, door to kitchen diner.

Inner Hall

Having cloakroom storage. Double glazed window to side, door to shower room.

Bedroom One

13' 2" x 12' (4.01m x 3.66m)

Double glazed bay window to front, central heating radiator, door to entrance hall.

Bedroom Two

14' 8" x 11' 10" (4.47m x 3.61m)

Double glazed french doors to rear, central heating radiator, door to kitchen diner.

Shower Room

Large walk-in shower cubicle, low flush toilet, pedestal sink, door to inner hall.

Outside Front

Patio area, range of planter bedrooms, plants, trees and shrubs.

Outside Rear

Large enclosed rear garden with lawned area, large block paved driveway with double wrought iron gates to side providing off road parking access.

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
















Connells
FOR SALE



Ground Floor

Total floor area 83.1 m² (894 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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WOLVERHAMPTON WV1 4EX

EPC Rating: D

Council Tax Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/WVH336600

The Property Ombudsman

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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