

Rees Page



28 Shoreham Close, Willenhall, WV13 3QG

Situated within a cul-de-sac, this modern detached bungalow is well presented throughout and offers deceptively spacious accommodation including reception hall, living room, conservatory, two bedrooms, kitchen and bathroom, whilst benefiting further from double-glazing and radiator central heating (both where specified), crete-paved driveway to front and side, neat rear garden, and a detached garage.

Ideally located for a range of local amenities, plus commute to the surrounding areas of Willenhall, Bilston, Wednesfield, Wolverhampton and beyond.

The property is offered with no upwards chain, and offers are invited for consideration.

Offers Around

£215,000



Entrance

Is made via a side gate, to a double-glazed front door and opening into

Reception Hall

With a ceiling light, coving, telephone point, radiator, airing cupboard with Ferroli boiler and doors into

Bathroom

6' 3" x 6' 2" (1.91m x 1.88m)

A modern fitted suite of glazed shower cubicle, vanity unit with storage, WC and wash basin, fully tiled walls, fitted mirrors, ceiling spot lights, radiator, double-glazed side window, loft hatch with pull down ladder and light.



Bedroom One

11' 4" max into bay x 10' 2" (3.45m x 3.10m)

Having a range of fitted furniture (including wardrobes and over bed storage), ceiling light, radiator, and double-glazed front bay window.

Bedroom Two

9' 3" x 6' 7" (2.82m x 2.01m)

With a ceiling light, radiator, built-in wardrobe and storage, plus a double-glazed front window.



Living Room

15' 9" x 10' 11" (4.80m x 3.33m)

Having a composite marble fireplace with gas fire, TV/Wi-Fi point, coving, ceiling and wall light points, double-glazed double doors to conservatory and door to kitchen

Conservatory

7' 9" x 6' 3" (2.36m x 1.91m)

With double-glazed windows and door to rear garden, ceiling lights and tiled floor.



Kitchen

8' 10" x 8' 6" (2.69m x 2.59m)

Having a range of fitted wall and base units with roll edge work surfaces, inset sink and drainer, majority tiled walls, freestanding gas cooker, plumbing for a washing machine, telephone point, ceiling light, radiator, plus double-glazed window and door to rear garden.

OUTSIDE

To the fore is a spacious crete-paved driveway, security camera, security light, power point, and double doors to the side driveway with further security light, cold water tap, and access to rear garden and garage.

The neat, well-presented rear garden has patios, lawn and borders.

Garage

26' 2" x 7' 1" (7.98m x 2.16m)

Brick and timber frame construction, electric up and over door, lighting, shelving, power points, and side window.

Location

Ideally located for a range of local amenities plus commute to the surrounding areas of Willenhall, Bilston, Wednesfield, Wolverhampton and beyond.

The property is situated near to the A454 Willenhall Road. At the Neachells Lane crossroads, turn into Moseley Road, second left into Stubbington Close and right into Shoreham Close and the property can be found a few yards down.

For SATNAV/Maps, please use the postcode WV13 3QG.

NB

The property forms part of an Estate and Probate has been applied for.

There is no upwards chain.

Curtains, carpets, curtains and blinds will remain in-situ as seen.

Any remaining contents are potentially negotiable or will be removed prior to completion.

Offers are invited for consideration.

Viewing is strictly by prior appointment.

Council Tax: Wolverhampton Council Band C

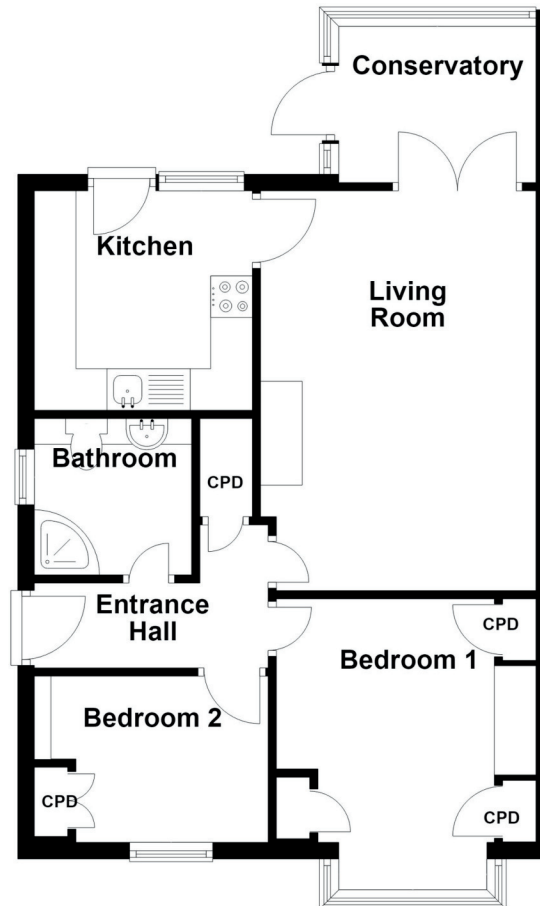
Title: Freehold

Energy Performance Rating: D



Total Floor Area = 48 square metres

Ground Floor



28 Shoreham Close, Willenhall

The mention of any appliances and/or services within these sales particulars does not imply that they are in full and efficient working order. All measurements have been taken using a sonic tape measure or laser distance meter and therefore may be subject to a small margin of error. Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact us and we will be pleased to check the information. Do so particularly of travelling some distance.



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