



Wolverhampton Road, Shareshill
Wolverhampton, WV10 7LY

Offers in the Region Of £225,000

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STUNNING VIEWS OVER OPEN COUNTRYSIDE.

This charming and recently renovated Victorian style property is located in a highly regarded area of Shareshill close to Hollybush Garden Centre, Cheslyn Hay school and within easy reach of the M6/M54 Motorway network.

Perfect for first time buyers this fabulous property has recently undergone a full transformation including a newly fitted, stylish kitchen, a new bathroom, updated heating and electrics and new flooring throughout.

The layout comprises of an entrance hall, front living room with a walk-in bay window, rear sitting room/dining room and a modern kitchen overlooking the rear garden.

To the upstairs there are two double bedrooms and a refitted bathroom.

The standout feature of the property is a fabulous rear garden which is surrounded by open fields at the rear.

An outbuilding offers a storage cupboard and a WC and to the rear is a garage/workshop.

A side gate leads to the front driveway.

Call Paul Carr Estate Agents for further details and to arrange an appointment to view.





Property Specification

Charming Traditional Style Semi-Detached House
Lovely Views Over Open Fields
Two Reception Rooms
Recently Renovated Throughout
Newly Fitted Kitchen

Living Room
10' 7" x 9' 5" (3.22m x 2.87m)

Dining Area
3.73m (12'3") x 3.43m (11'3")

Kitchen
5.78m (19') x 2.54m (8'4")

Landing

Bedroom 1
3.73m (12'3") x 3.17m (10'5")

Bedroom 2
3.43m (11'3") x 2.77m (9'1")

Bathroom

WC

Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.
Came on the market:

Viewer's Note:

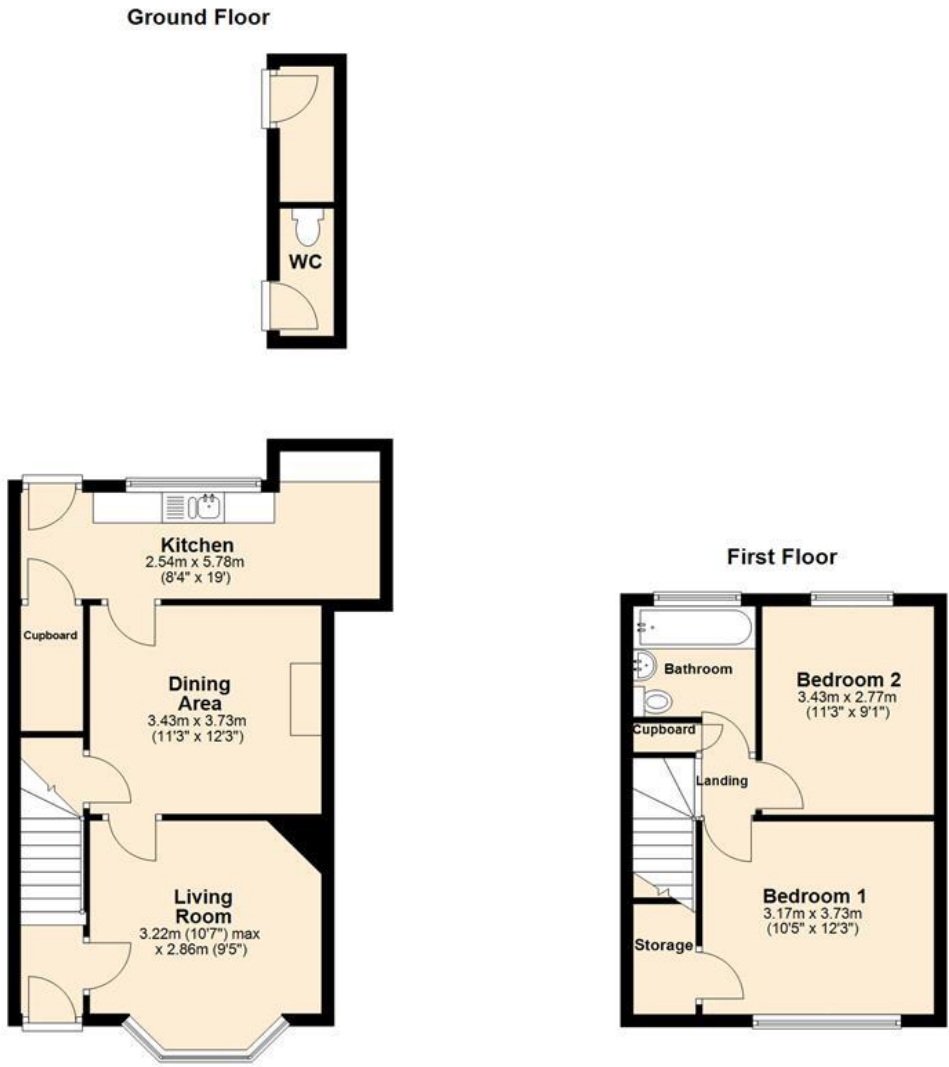
Services connected: Water, Gas, Electric, Drainage

Council tax band: A

Tenure: Freehold

Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only



Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		

Map Location

