



10 Ashfield Road, Compton, Wolverhampton, WV3 9DP

BERRIMAN
EATON

10 Ashfield Road, Compton, Wolverhampton, WV3 9DP

A superb opportunity to purchase a three double bedroom detached property in a quiet road which needs modernisation affording buyers the opportunity to make it "their own".

LOCATION

The house stands in a sought after development which lies within easy reach of the excellent local facilities available within the Compton Shopping Centre. The further amenities afforded by Tettenhall Village and Newbridge are within easy reach and there is convenient travelling to the city centre. Furthermore, the area is well served by schooling in both sectors.

DESCRIPTION

10 Ashfield Road is a well proportioned property with two reception rooms and kitchen to the ground floor and three double bedrooms and a bathroom to the first floor. The house would benefit from a scheme of modernisation but has the benefit of beautiful gardens to the front and rear.

ACCOMMODATION

A glazed front door opens into the PORCH with wiring for wall lights, coved ceiling and a door to a GUEST CLOAKROOM with wash basin, WC and a window to the front. The HALL has an understairs storage cupboard and a door to the through LOUNGE with a window to the front and a double glazed patio door to the rear, an open grate fire set in a formal surround, coved ceiling and wiring for wall lights. The DINING ROOM has a double glazed patio door to the rear, coved ceiling and an open door to the KITCHEN with a range of wall and base units, roll top working surfaces, stainless steel sink and drainer with a double glazed window over, space for under counter appliances including a washing machine, fridge, freezer and gas cooker and a glazed door to the side.

A return staircase with a double glazed window to the half landing rises to the first floor with access to the loft. There are THREE DOUBLE BEDROOMS and a BATHROOM with a panelled bath, WC, wash basin and an airing cupboard housing the hot water tank and slatted shelf.

OUTSIDE

10 Ashfield Road sits behind a DRIVEWAY laid in brick pavements which leads to a CARPORT and onto the GARAGE with up and over door, electric light and power, a cupboard housing the gas warm air boiler and a courtesy door to the side. The front garden has a split level lawn with beautiful stocked and flowering beds and borders.

There is gated side access to the private REAR GARDEN with a paved patio to the rear of the property which wraps around to the side affording space for a shed. Steps rise to a shaped lawn with planted, flowering and screening beds and borders. The garden benefits from external lighting and an external cold water supply.

We are informed by the Vendors that all mains services are connected and the central heating is gas warm air
COUNCIL TAX BAND E – Wolverhampton
POSSESSION Vacant possession will be given on completion.
VIEWING Please contact the Tettenhall Office.
The property is FREEHOLD.
Broadband – Ofcom checker shows Standard / Superfast / Ultrafast are available
Mobile – Ofcom checker shows the four main providers cover the area
Ofcom provides an overview of what is available, potential purchasers should contact their preferred supplier to check availability and speeds.

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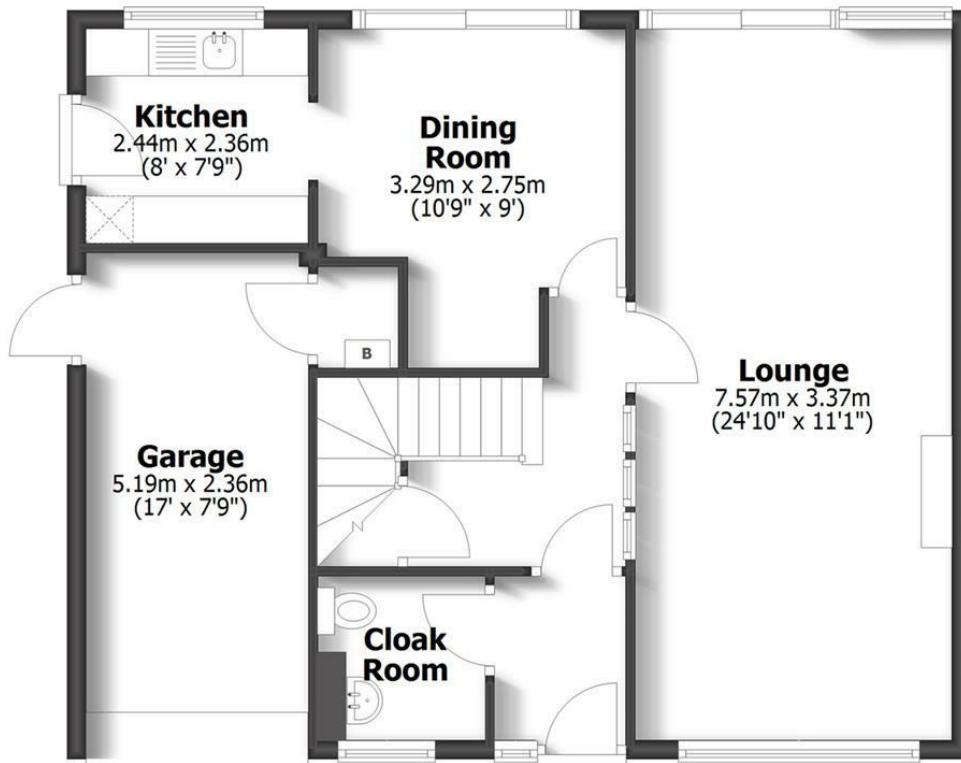
EPC: E

IMPORTANT NOTICE: Every care has been taken with the preparation of these Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. Areas, measurements and distances are approximate and the text, photographs and plans are for guidance only. If there is any point which is of particular importance please contact us to discuss the matter and seek professional verification prior to exchange of contracts.

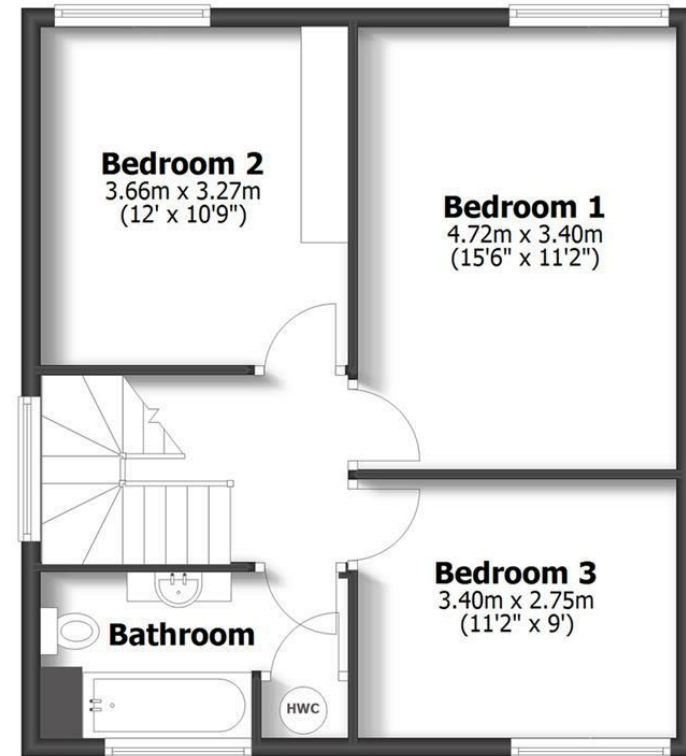


10 Ashfield Road
Compton

HOUSE: 107.3sq.m. 1154sq.ft.
GARAGE: 13.3sq.m. 143sq.ft.
TOTAL: 120.6sq.m. 1297sq.ft.
INTERNAL FLOOR AREAS ARE APPROXIMATE
FOR GENERAL GUIDANCE ONLY - NOT TO SCALE
POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES
AND OTHER FEATURES ARE APPROXIMATE



Ground Floor



First Floor

