



Plot 4, Fletchers Rise, Wombourne, Wolverhampton, South Staffordshire, WV5 0NT

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A brand new semi-detached house offering good accommodation over two storeys with two bedrooms to the first floor, standing in a modern, convenient development close to the A449 providing easy access to Wolverhampton, Dudley, Stourbridge and beyond (WOMBOURNE OFFICE)

NB The photographs show an example only and are not the actual property

LOCATION

Fletchers Rise is an exclusive development of family homes currently under construction, located off Beggars Bush Lane within walking distance of Wombourne Village. It is conveniently located for access to the village within which there is a variety of shops and amenities including banks, doctors surgery and a library. There are schools within the village catering for all age groups. At the village green itself there is a cricket, bowls and tennis club.

DESCRIPTION

4 Fletchers Rise is of brick construction with a tiled roof and benefits from wide doorways, contemporary chrome door furniture throughout, an elegant turned staircase with wooden banisters, space for kitchen appliances, contemporary bathroom suites, full double glazing and gas fired central heating. There is off street parking and an enclosed rear garden. The internal accommodation briefly comprises hallway and cloakroom, living room incorporating lounge, dining and kitchen areas, two bedrooms and house bathroom.

TENURE

FREEHOLD

SERVICES

We are informed by the Vendors that all main services are installed.
COUNCIL TAX BAND tbc - South Staffordshire DC.
POSSESSION Vacant possession will be given on completion.
VIEWING Please contact the Wombourne office.

NB

The photos are taken from a similar house and NOT THE ACTUAL PROPERTY

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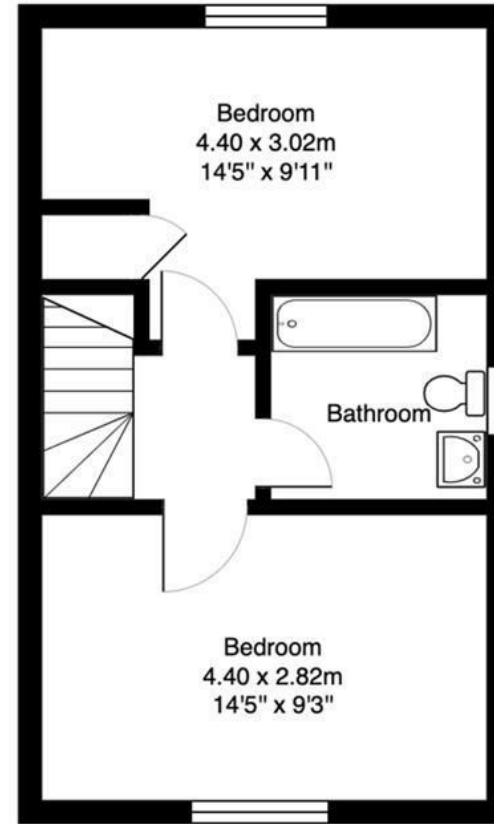
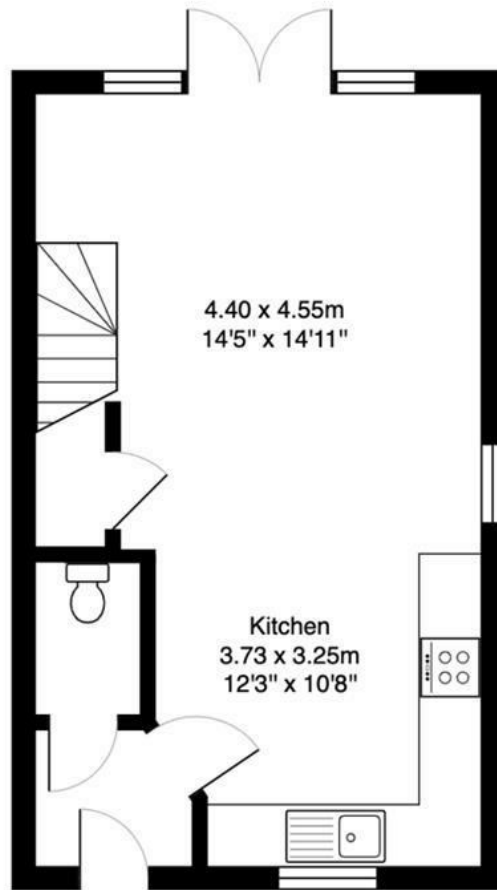
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www.berrimaneaton.co.uk

Asking Price
£249,995

EPC:

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.



Total Area (Inc Garage/storage Areas) 67.1 m² ... 722 ft²

INTERNAL FLOOR AREAS ARE APPROXIMATE FOR GENERAL GUIDANCE ONLY -

NOT TO SCALE POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES AND OTHER FEATURES ARE APPROXIMATE TOTAL SIZE INC GARAGE/STORAGE AREAS

