



166 Cornwall Road, Tettenhall Wood, Wolverhampton, WV6 8UZ

BERRIMAN
EATON

166 Cornwall Road, Tettenhall Wood, Wolverhampton, WV6 8UZ

A surprisingly spacious extended three bedroom terraced property situated in a convenient location

LOCATION

Cornwall Road forms part of an established, modern neighbourhood which is located close to the centre of the fashionable Tettenhall village with its full range of local facilities. Further amenities can be found in Tettenhall Wood and Compton and the area is well served by schooling across all age ranges. Regular bus services are available and the city centre is within easy reach.

DESCRIPTION

166 Cornwall Road offers well-proportioned accommodation over both ground and first floors with two reception rooms, breakfast kitchen, guest cloakroom, three bedrooms and a house bathroom. The property benefits from double glazing and gas fired central heating. There is a garden to the front and a well maintained enclosed garden to the rear.

ACCOMMODATION

A double glazed door opens into the ENTRANCE HALL having a GUEST CLOAK ROOM with tiled flooring and a double glazed window to the front. The LOUNGE has coved ceiling, a double glazed walk in bay window to the front, wiring for mounted wall lights, a feature brick fireplace with electric fire and doors to the SITTING ROOM with coved ceiling, wiring for mounted wall lights, a feature brick fire place with electric fire, double glazed windows and door to rear and a glazed door to the KITCHEN, comprising wall and base units with fitted work top and tiled splash back, a stainless steel sink unit with drainer, integrated oven with four ring electric hob and extractor above, space for a fridge/freezer and washer/dryer, under stairs storage space and a double glazed window to the rear.

Stairs rise to the first floor LANDNING having a built in storage cupboard and double glazed window to the rear. BEDROOM ONE is a double room with built in storage space with shelving and double glazed window to the front. BEDROOM TWO is a double room with a double glazed window to the front and BEDROOM THREE has a double glazed window to the rear. The BATHROOM has a panelled bath with shower, hand basin, tiled walls, and a double glazed window to the rear.

OUTSIDE

The property has a shaped lawn to the front and shared passageway having a gate to the enclosed rear garden having a paved patio and low brick wall with steps up to the shaped lawn. There is a timber shed and a separate brick built store having base units and a glazed window.

We are informed by the Vendors that all mains services are connected.
COUNCIL TAX BAND B – Wolverhampton
POSSESSION Vacant possession will be given on completion.
VIEWING Please contact the Tettenhall Office.
The property is FREEHOLD.

Tettenhall Office

01902 747744

tettenhall@berrimaneaton.co.uk

Bridgnorth Office

01746 766499

bridgnorth@berrimaneaton.co.uk

Wombourne Office

01902 326366

wombourne@berrimaneaton.co.uk

Lettings Office

01902 749974

lettings@berrimaneaton.co.uk

Worcestershire Office

01562 546969

worcestershire@berrimaneaton.co.uk

www.berrimaneaton.co.uk

Offers Around
£195,000

EPC: D

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.



166 Cornwall Road
Tettenhall

HOUSE: 85.4sq.m. 920sq.ft.
 STORE: 5.1sq.m. 55sq.ft.
TOTAL: 90.5sq.m. 975sq.ft.
 INTERNAL FLOOR AREAS ARE APPROXIMATE
 FOR GENERAL GUIDANCE ONLY - NOT TO SCALE
 POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES
 AND OTHER FEATURES ARE APPROXIMATE



