



9 Westhill, Finchfield, Wolverhampton, WV3 9HL

BERRIMAN
EATON

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A three bedroom link detached property in a quiet cul-de-sac in a sought after residential location.

LOCATION

Westhill stands in a popular and established residential suburb and is situated just off Finchfield Hill within easy reach of the wide ranging local facilities provided by Finchfield itself, Compton, Tettenhall Village and Tettenhall Wood. The City Centre is within easy reach and the area is particularly well served by schooling for which the locality is renowned.

DESCRIPTION

9 Westhill has well proportioned accommodation over both ground and first floors. The property benefits from gas central heating, double glazing, driveway, a good size garage and a lovely rear garden. The property has been well looked after by the current owners but would benefit from a gentle scheme of refurbishment.

ACCOMMODATION

An open PORCH has a double glazed door opening into the HALL with a useful cloaks and storage cupboard and a door into the RECEPTION ROOM with ample space for seating and dining, there is a gas fired with a solid stone hearth, double glazed patio doors to the rear garden and a door to the BREAKFAST KITCHEN with a range of wall and base units with roll top working surface, stainless steel sink and drainer, space for an electric cooker, space for a washing machine, space for a fridge, space for a seating area, a double glazed window to the front and an internal door to the garage.

Stairs from the hall rise to the first floor landing with access to the loft and a linen cupboard housing the Worcester Bosch boiler. There are TWO DOUBLE BEDROOMS with double glazed windows one overlooking the front and one overlooking the rear garden. BEDROOM THREE is a good size with a double glazed window to the rear. The BATHROOM has a bath, pedestal wash basin, WC, Dimplex heater and a double glazed window.

OUTSIDE

9 Westhill sits behind a shaped lawn with flowering borders with a DRIVEWAY laid in tarmac leading to the GARAGE with double doors, concrete floor, electric light and power, an internal door to the kitchen and a courtesy door to the REAR GARDEN with a paved patio to the rear of the property with shaped lawn beyond with planted borders and steps down to the lower tier of the garden with a lawn with mature screening shrubs.

We are informed by the Vendors that all mains services are connected. COUNCIL TAX BAND C – 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
£265,000

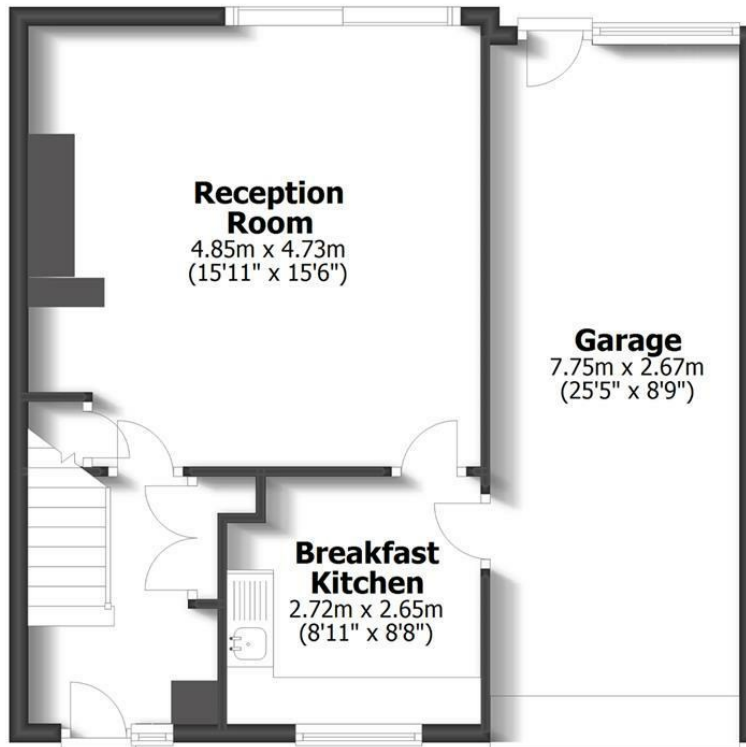
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IMPORTANT NOTICE: Every care has been taken with the preparation of these Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. Areas, measurements and distances are approximate and the text, photographs and 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.

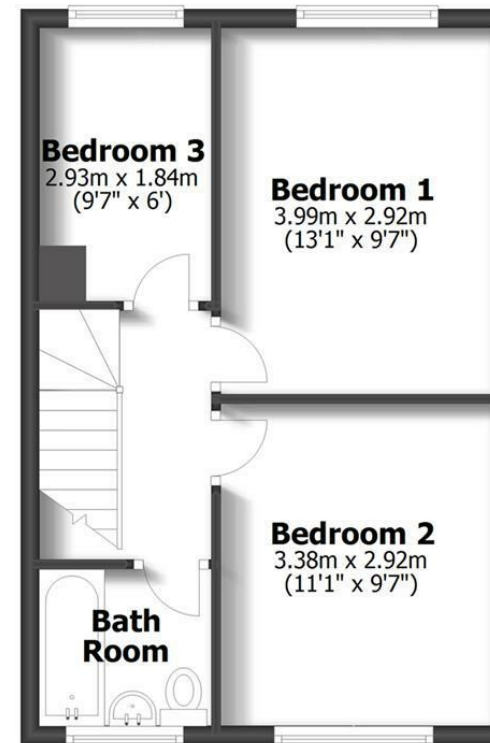


9 Westhill
Finchfield

HOUSE: 72.7sq.m. 783sq.ft.
 GARAGE: 20.7sq.m. 223sq.ft.
TOTAL: 93.4sq.m. 1006sq.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

