10 Goodwood Drive, Wolverhampton, WV10 6GH

BERRIMAN
EATON

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A surprisingly spacious three bedroom semi-detached property in an ideal location for access to the City Centre and the entire motorway network.

LOCATION

Built on the former Goodyear estate, Goodyear neighbourhood park is just a short distance away providing a childrens play area, basket ball court and two tennis courts. The A449 facilitates fast access to the city centre and the entire motorway network via both the M54 and M6.

DESCRIPTION

A conveniently located semi-detached property comprising a breakfast kitchen, guest cloakroom, lounge and garden room to the ground floor together with three bedrooms and two bath/shower rooms to the first floor. The property also benefits from off street parking, enclosed rear garden, gas central heating and double glazing throughout.

ACCOMMODATION

A double glazed front door opens into the HALLWAY with a storage cupboard and GUEST CLOAKROOM with WC and wash basin. The BREAKFAST KITCHEN comprises wall and base mounted units with fitted work surfaces and a coordinating centre island with breakfast seating. There are integrated appliances including a fridge freezer, dishwasher, oven and a hob, a sink and drainer, double glazed window to the front and a glazed door to the LOUNGE which is a good size with laminate flooring, an under stairs storage cupboard and double glazed French doors to the GARDEN ROOM having double glazed French doors to the rear.

Stairs rise to the first floor landing with a built in airing cupboard. BEDROOM ONE is a good size double with fitted wardrobes, a double glazed rear window and an ENSUITE SHOWER ROOM with a tiled shower cubicle, a vanity unit with wash basin and cupboards beneath, WC and a heated towel radiator. BEDROOM TWO is also a double room with a double glazed front window. BEDROOM THREE has a window to the rear elevation. The HOUSE BATHROOM comprises a modern suite with a panelled bath with shower hose, WC, wash basin and a double glazed front window.

OUTSIDE

The property sits behind a DRIVEWAY providing off street parking and paved steps up to the front door. There is gated access to the rear garden which is easily maintained with a paved patio and lawn area.

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.
Broadband – Ofcom checker shows Standard, Superfast and Ultrafast are available
Mobile data coverage is constantly changing, please use the property postcode and this link for the most up to date information from Ofcom:
https://www.ofcom.org.uk/mobile-coverage-checker
Ofcom provides an overview of what is available, potential purchasers should contact their preferred supplier to check availability and speeds.
The long term flood defences website shows high risk

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Wombourne Office
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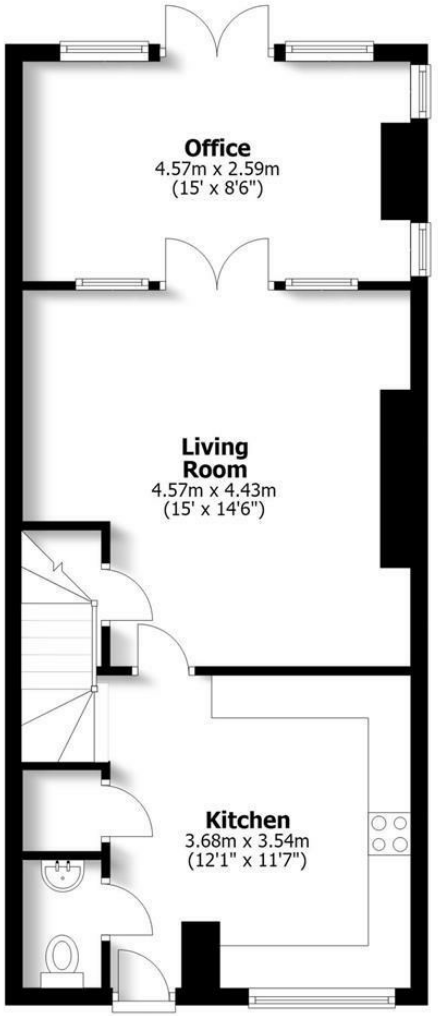
Offers Around
£249,950

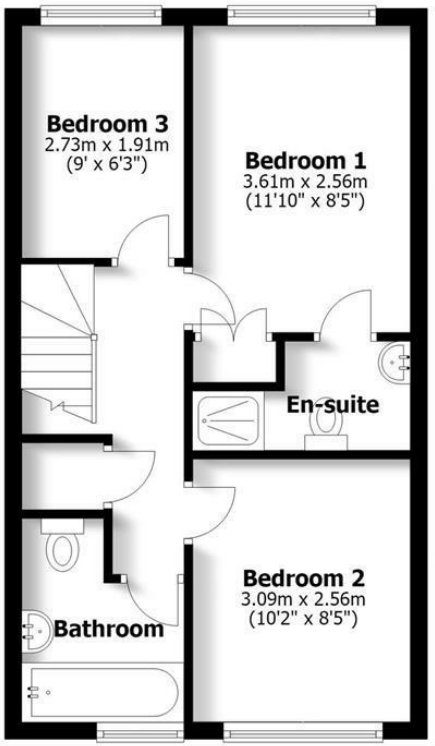
EPC: B

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 Goodwood Drive
Wolverhampton



Ground Floor



First Floor

TOTAL: 87.2sq.m. 939sq.ft.

INTERNAL FLOOR AREAS ARE APPROXIMATE
FOR GENERAL GUIDANCE ONLY - NOT TO SCALE
POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES
AND OTHER FEATURES ARE APPROXIMATE