



61 JEREMY ROAD
WOLVERHAMPTON, WV4 5DB

OFFERS IN THE REGION OF £269,950
FREEHOLD

NO CHAIN - Traditional three bedroom semi-detached home situated in the ever popular Goldthorn area of Wolverhampton close to a range of amenities including shops, public transport links and desirable local schools with the further amenities of the City Centre within easy reach. The property offers spacious accommodation throughout comprising entrance hall, separate living and dining rooms, kitchen, sun room, ground floor w.c, three bedrooms, bathroom with separate w.c and a pleasant enclosed garden to the rear. Driveway to the front providing off road parking.



61 JEREMY ROAD

- NO CHAIN • Three Bedroom Semi-Detached Home • Separate Living & Dining rooms • Extremely Popular Location • Off Road Parking • Enclosed Rear Garden



ENTRANCE PORCH

Door to the reception hall.

RECEPTION HALL

Radiator, cloaks cupboard and staircase to the first floor landing.

LIVING ROOM

14'4" into bay x 12'0"

Double glazed bay window to the front, radiator and feature fireplace.

DINING ROOM

11'11" x 11'11"

Windows to the rear, door to the sun room and radiator.

KITCHEN

9'10" x 8'8"

Double glazed window to the side, radiator and fitted wall, drawer and base units with roll edge work surfaces over incorporating 1½ stainless steel sink and drainer unit with mixer tap. There is space for a cooker and fridge freezer, plumbing for a washing machine and a large under stairs pantry cupboard. Door to the rear lobby.

REAR LOBBY

Door to the side, door to the rear garden and further doors to the ground floor w.c and sun room.

SUN ROOM

10'8" x 4'7"

Windows to the rear.

FIRST FLOOR LANDING

Leaded window to the side, loft access hatch and doors to:

BEDROOM ONE

14'3" into bay x 11'11"

Double glazed bay window to the front and radiator.

BEDROOM TWO

11'11" x 11'10"

Double glazed window to the rear and radiator.

BEDROOM THREE

7'11" x 7'6"

Double glazed window to the front and radiator.

BATHROOM

Double glazed obscure window to the rear, part tiled walls, radiator, pedestal wash hand basin and paneled bath.

SEPARATE W.C

Obscure window to the side, part tiled walls, low level w.c and wash hand basin

REAR GARDEN

To the rear of the property is an enclosed garden with paved patio area and lawn beyond. A side passage provides access to the front.

COUNCIL TAX

Wolverhampton City Council - Band B

TENURE

The property is freehold.

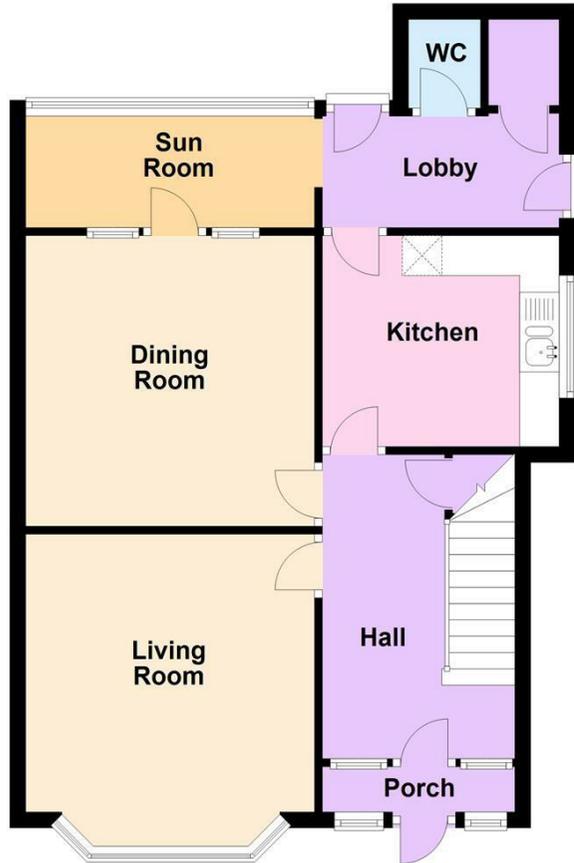
SERVICES

The agent understands that mains gas, electricity, water and drainage are available.

61 JEREMY ROAD



Ground Floor



First Floor



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		76
(55-68)	D	55	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Sanders, Wright & Freeman - Sales
 13 Waterloo Road
 Wolverhampton
 West Midlands
 WV1 4DJ

01902 575555
 enquiries@swfestateagents.co.uk
 www.swfestateagents.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements