



Hartland Avenue

Bilston, WV14 9AN

Asking Price £200,000



Situated on Hartland Avenue, this three-bedroom semi-detached home offers spacious and versatile accommodation, ideal for families and buyers seeking a property with scope to personalise.

Set back from the road, the property benefits from a generous frontage providing multiple off-road parking spaces, offering excellent practicality for households with more than one vehicle. Internally, the layout is well-proportioned and functional, providing a comfortable living environment throughout.

The ground floor comprises a spacious lounge to the front, enhanced by a bay window that allows for plenty of natural light, creating a bright and inviting living space. To the rear, the kitchen provides ample room for dining and everyday family use, with convenient access to a ground floor W.C. and the rear garden.

Upstairs, the property features three well-sized bedrooms, including a generous main bedroom, a comfortable second double room, and a third bedroom ideal as a single room or home office. A family bathroom completes the first floor.



Kitchen

A bright kitchen fitted with white cabinets and dark countertops, offering ample workspace along two walls. The room is well lit by a large window overlooking the garden and a smaller side window, both flooded with natural light. The flooring is laid with durable, dark-toned tiles, complementing the clean, simple design. There is space for appliances and a wall-mounted boiler, making this a practical and functional area for cooking and meal preparation.

Living Room

The living room features a warm, inviting atmosphere with natural wood-effect flooring and neutral cream walls. A prominent dark chimney breast creates a strong focal point, and the space is brightened by a large window dressed with curtains, which looks out onto the front of the property. The room is spacious enough to accommodate comfortable seating and furniture, ideal for relaxation and entertaining.

Landing

The landing area at the top of the stairs provides access to the bedrooms and bathroom. It is carpeted in a neutral shade, with white walls and a window allowing in natural light. Doors lead off to the adjacent rooms, and the space feels open yet compact, suitable for easy movement between the rooms.

Bedroom 1

A well-lit bedroom featuring a wooden floor and white walls, with a window dressed in dark curtains overlooking the front of the property. The room offers a clean and simple layout, providing a peaceful space for rest and relaxation.

Bedroom 2

This bedroom features wood-effect flooring and white walls accented by a dark feature wall. A large window with dark curtains allows for natural light, making the room feel airy and bright. The simple, uncluttered space offers a versatile area for sleeping or study.

Bedroom 3

A smaller bedroom with darker wood flooring and cream walls, fitted with a window that admits natural light. The room is cosy and practical, suitable for use as a child's bedroom or a home office space.

Bathroom

The bathroom is modern with dark grey tiled walls and flooring, fitted with a white bathtub and toilet. A window above the bath adds natural light, and the overall design is clean and contemporary, providing a fresh and functional bathing space.

WC

A separate small WC with white panelling on the walls and a simple white toilet and washbasin. A small window offers ventilation and light, making this a practical additional facility.

Rear Garden

The rear garden is a long, enclosed outdoor space bordered by wooden fencing. It has a paved path leading toward a shed at the far end, with areas of soil and sparse grass either side. The garden provides potential for landscaping or outdoor activities, offering privacy and a chance to enjoy fresh air and sunshine.

Front Exterior

The front exterior shows a semi-detached property with a front garden paved for parking, enclosed by low brick walls and fencing. The house has two storeys with a mix of red brick and cream painted facade, featuring white-framed windows and a small covered porch surrounding the front door. The street view suggests a quiet, residential area.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

3-5 Bilston Street, Sedgley, DY3 1JA

Tel: 01902 672274 Email: sedgley@hunters.com <https://www.hunters.com>

Area Map



Floor Plans



Energy Efficiency Graph

