

Bartlams.

30 The Wold, Claverley - WV5 7BD

Offers in Region of £535,000







30 The Wold

Claverley, Wolverhampton

A substantially sized three-bedroom detached home, extended to the rear and occupying a generous plot in a highly desirable location. Offering well-proportioned accommodation throughout, together with a large driveway, garage and private rear garden, the property provides an excellent family home with plenty of space for both everyday living and entertaining.

Upon entering the property, an entrance hall provides access to the main accommodation. The generous living room features a log burner, dual aspect windows and sliding doors opening onto the rear garden. Also off the hall is a useful study, ideal for those working from home. To the rear is the extended kitchen diner, with a dining area opening into the kitchen and large sliding doors providing views and access to the garden. The kitchen is fitted with integrated appliances including a dishwasher, fridge, oven and grill, together with an electric hob and granite worktops. Off the kitchen is a further office or studio space, providing a door to the garden and an internal door into the garage. A useful utility area also leads from the kitchen and provides space for a washing machine and fridge freezer, together with a convenient WC with corner wash hand basin.







30 The Wold

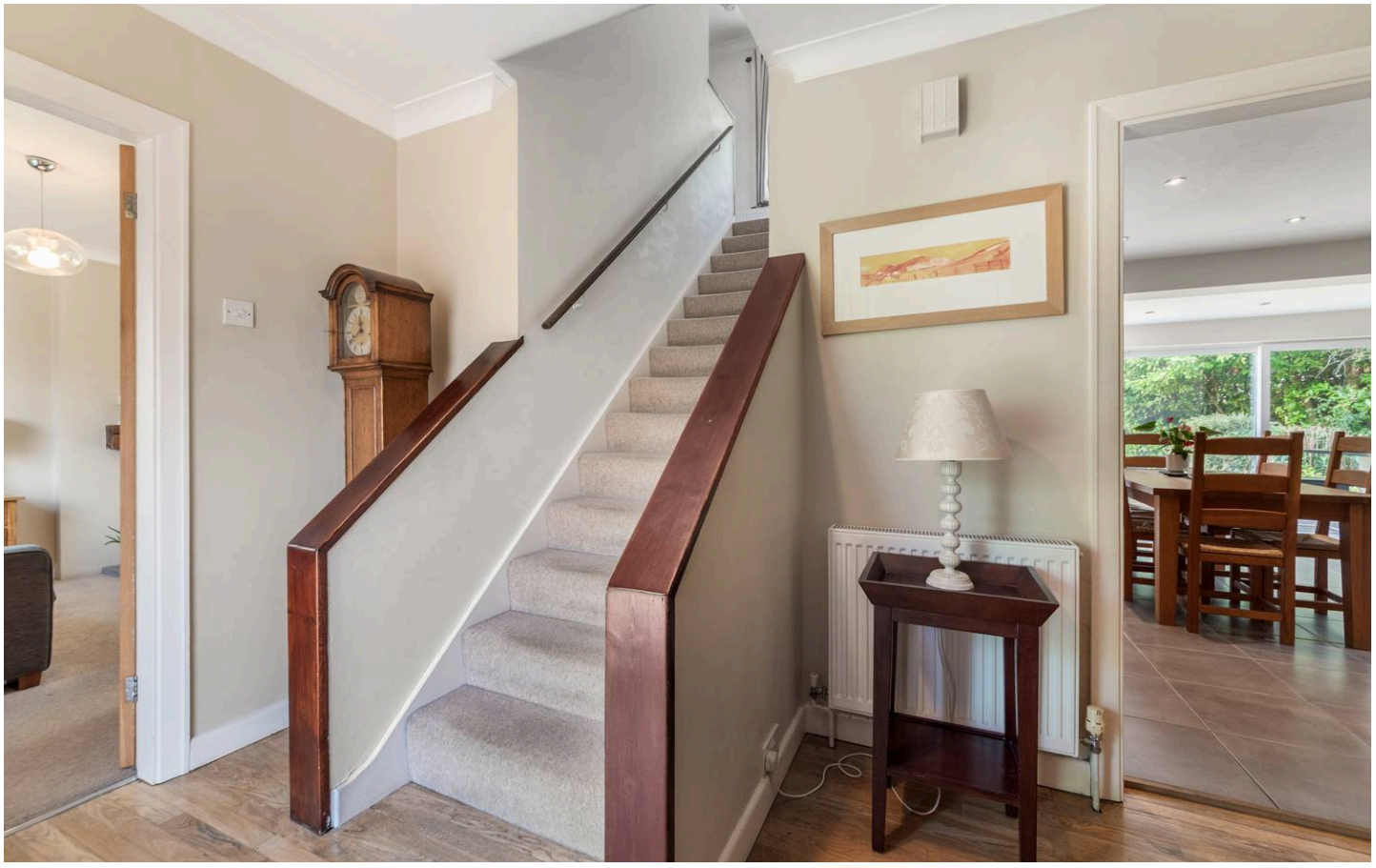
Claverley, Wolverhampton

To the first floor, there are three well-proportioned bedrooms. Bedroom One is positioned to the front and benefits from built-in storage, whilst Bedroom Two is also to the front with fitted storage and further space for additional furnishings. Bedroom Three overlooks the rear garden and benefits from views towards the surrounding fields, together with space for storage. Completing the accommodation is the family bathroom, comprising a bath with shower over, WC and wash hand basin. The landing benefits from additional storage and a window providing further natural light.

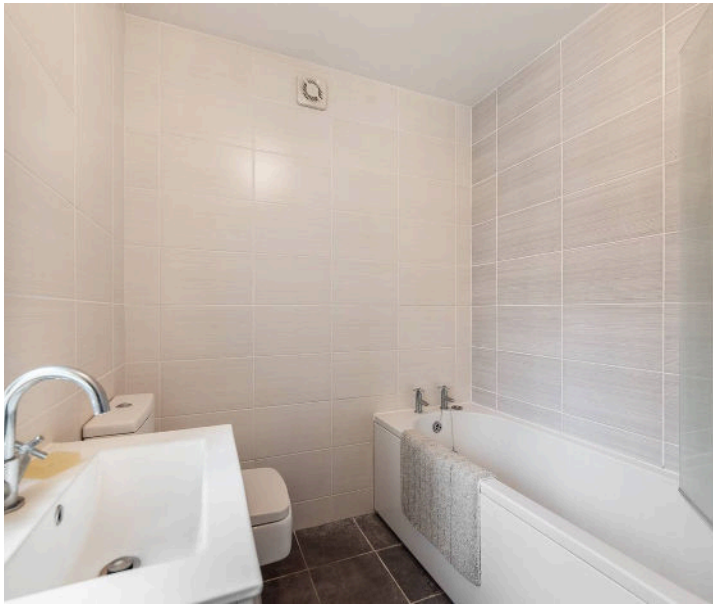
Externally, the property benefits from a large gravelled driveway providing ample parking and leading to the front entrance and 20-foot-long garage. To the rear is a generous and private garden, featuring a patio seating area together with large lawned sections, creating an excellent space for outdoor dining, entertaining and relaxing with friends and family.

Additional Information:

- Freehold
- Council Tax Band F
- EPC Rating F







30 The Wold

Claverley, Wolverhampton

- SUBSTANTIAL THREE BEDROOM DETACHED FAMILY HOME
- LARGE PRIVATE DRIVE
- UTILITY ROOM
- DOWNSTAIRS WC
- EXTENDED TO THE REAR
- OFFICE SPACE, IDEAL FOR WORKING FROM HOME
- HIGHLY DESIRED CLAVERLEY LOCATION
- FREEHOLD. COUNCIL TAX BAND - F. EPC - F











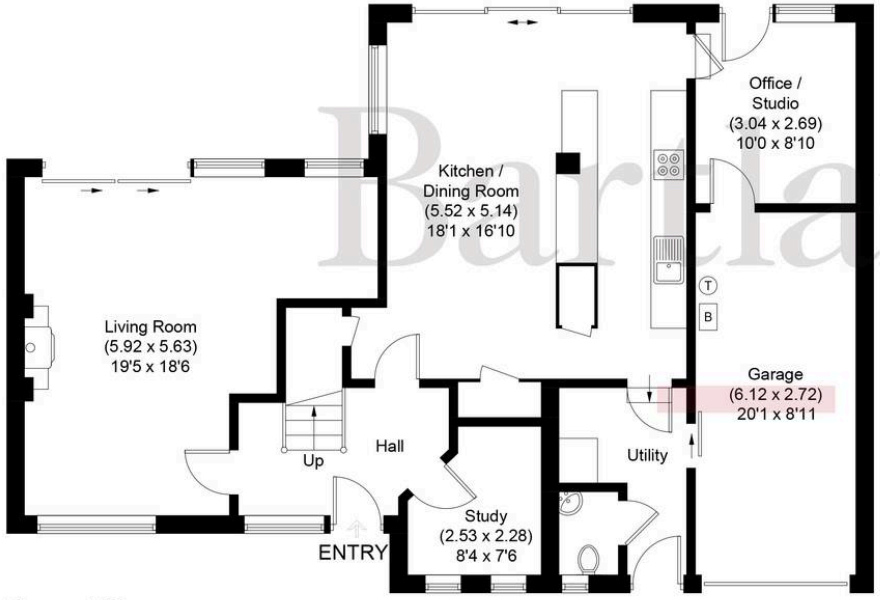




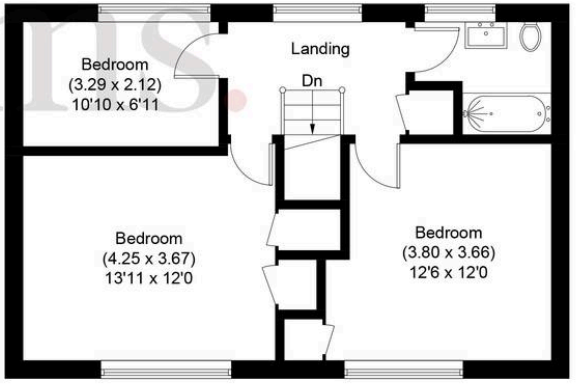


The Wold

Approximate Gross Internal Area
Ground Floor = 109.2 sq m / 1175 sq ft
(Including Garage)
First Floor = 50.7 sq m / 546 sq ft
Total = 159.9 sq m / 1721 sq ft



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

Bartlams

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