



Affitto Estate Agents proudly present this delightful and spacious family home, ideally located in one of the most sought-after residential areas with excellent access to Wolverhampton city centre. The property is perfectly positioned close to a wide range of amenities, including reputable local schools, scenic parks, and convenient transport links, making it an ideal choice for families and professionals alike.

Upon entering the property, you are welcomed by a bright entrance hall which leads into a generous lounge area, offering a comfortable space to relax and unwind. Adjacent to the lounge is a separate dining room, ideal for family meals or entertaining guests. The fitted kitchen comes complete with an oven, hob, and washing machine, and provides ample storage and preparation space. Also located on the ground floor is the family bathroom, which includes both a bath and shower for your convenience.

Upstairs, the property offers two spacious double bedrooms, each allowing for plenty of natural light and room for additional furnishings. A further well-sized single bedroom completes the first floor, making it perfect for a child's room, guest accommodation, or a home office.

On-street parking is available, and the property is situated in a quiet and friendly neighbourhood that caters well to family living. This lovely home is available to view and move into immediately.

CONTACT US TODAY to arrange your appointment and secure this charming property before it's gone.

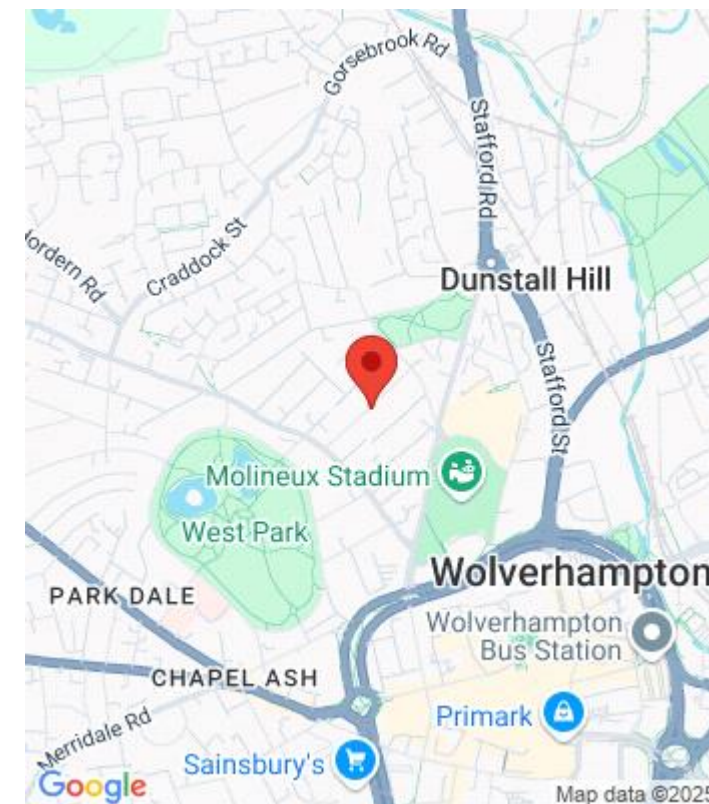
Deposit: £1,378.84

Holding Deposit: £275.76

Parking options: On Street



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		78
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC 		

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.