



Bartlams.

---

43 Clee View Road, Wombourne - WV5 0BD  
£259,950





## 43 Clee View Road

Wombourne, Wolverhampton

Bartlams are proud to present this spacious two-bedroom modern semi-detached house offered with no upward chain, off-road parking with car-port and a dedicated home office space or games room, located in a quiet residential area just off Brickbridge Lane on the southern edge of the village, conveniently close to local amenities.

Step inside this charming two-bedroom home, thoughtfully designed for comfortable and versatile living. The stylishly fitted kitchen offers ample space for a washing machine, dryer, and dishwasher, along with convenient pantry storage. It also features room for a range cooker, a one-and-a-half sink with drainer, and an integrated fridge freezer, making it both functional and modern.

The cosy living room, complete with a gas fireplace, creates a warm and inviting atmosphere, with direct access to the garden for easy indoor-outdoor living. To the rear of the garage, a converted space now serves as a flexible home office or games room, fully fitted with central heating for year-round use.



B.





## 43 Clee View Road

Wombourne, Wolverhampton

Upstairs, the property boasts two generously sized bedrooms, both benefiting from fitted storage space, while a tasteful family bathroom completes the interior, featuring a bath with shower attachment, WC, and wash hand basin.

Externally, the home offers off-road parking for multiple vehicles, leading to the side entry to the home and a separate store to the front of the garage, perfect for additional storage. The cleverly designed rear garden features an expansive patio area, an elevated lawn, and a decked space at the far end, providing an ideal spot for outdoor seating or a children's play area.

Get in touch with our local Wombourne office to view this delightful home, ideal for first time buyers or downsizers.

We are advised by our client that this property is:  
Freehold, Council Tax Band - C. EPC - C



- NO UPWARD CHAIN
- OFF-ROAD PARKING FOR MULTIPLE VEHICLES
- OFFICE SPACE OR GAMES ROOM CONVERTED AT REAR OF GARAGE
- IDEAL HOME FOR FIRST TIME BUYERS OR DOWNSIZERS
- CONVENIENT FOR NEARBY SUPERMARKET AMENITIES AND VILLAGE CENTRE
- TWO SPACIOUS BEDROOMS
- SOUTH-WESTERLY FACING REAR GARDEN
- FREEHOLD. COUNCIL TAX BAND - C. EPC - C















TOTAL FLOOR AREA: 788 sq.ft. (73.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix ©2025

# Bartlams

Bartlams Ltd, The House On The Green High Street - WV5 9DP

01902 894141

wombourne@bartlams.co.uk

www.bartlams.co.uk

**NOTICE:** These particulars, although believed to be correct, do not constitute any part of an offer or contract. All statements contained in these particulars as to this property are made without responsibility and are not to be relied upon as statements or representations of warranty whatsoever in relation to property. Any intending purchaser must satisfy themselves by inspection or otherwise as to the correctness each of the statements contained in these particulars. All measurements are approximate and for illustrative purposes only.

Photographs are produced for general information and it must not be inferred that any item shown is included in the sale. **DISCLOSURE:** As a professional Estate Agency our clients employ us to look after their best interests. This includes providing them with full details of offers made to purchase their property. To ensure our obligations to our clients are met we need to check the status of all potential purchasers. If you make an offer on this property we will ask a member of The Finance Family to contact you to verify your status. They are a leading firm of Independent Financial Advisers and Mortgage Brokers. Should they transact any business resulting from our introduction then we may receive a commission.

**Bartlams**

