10 Rupert Street, Chapel Ash, Wolverhampton, West Midlands, WV3 9NS
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A charming and well presented period terraced residence with two double bedrooms located close to a variety of local amenities.

LOCATION
Rupert Street is ideally situated for a range of local facilities and there is easy access to public transport along the Tettenhall Road (A41) facilitating convenient travelling to the more extensive amenities afforded by Wolverhampton City Centre itself. The area is well served by schooling in both sectors.

DESCRIPTION
10 Rupert Street offers extremely well proportioned accommodation throughout, it has the benefit of an upstairs bathroom together with some original sash windows and a double glazed bay window.

ACCOMMODATION
The property stands behind a low brick boundary wall edged in blue brick with a gravelled forecourt and is approached through a shared wrought iron gate over a paved pathway which leads to the front door opening into the ENTRANCE HALL with ceiling cornice, wood flooring, dado rail and doors to the lounge and dining room. The LOUNGE has a feature wood fireplace housing a living flame gas fire with marble hearth and slips, walk-in double glazed bay window to front elevation, ceiling cornice, decorative ceiling rose, ceiling point and picture rail. The DINING ROOM has matching wood flooring with recess with wood mantel over, sash window to rear elevation, plate rack, ceiling point and access to the KITCHEN comprising a range of light wood wall and base mounted units with marble effect working surfaces, wood flooring, part ceramic wall tiling, point for electric cooker, 1½ bowl stainless steel sink drainer with mixer tap, wall mounted Worcester boiler for domestic hot water and central heating system, display cabinet with glass inserts, integrated fridge, inset ceiling lights, sash window to side elevation and access down to the CELLAR, door to store room with ceramic floor tiling, window to side and additional storage room which has plumbing for washing machine and ceramic floor tiling. An external door from the large storage room opens to the side access which leads to the rear garden.

From the entrance hall there is a single rise staircase that leads to the LANDING with storage cupboard and TWO DOUBLE BEDROOMS. The principal bedroom has two sash windows to the front elevation and the second bedroom has a sash window overlooking the rear garden. There is access to the roof space from the landing which, subject to gaining all of the usual necessary consents, could be converted should buyers so wish. The deluxe HOUSE BATHROOM comprises panelled bath, pedestal wash basin, close coupled WC, walk-in double shower, inset ceiling lights and sash window to side elevation.

OUTSIDE
There is a small REAR GARDEN and at the back of the garden there is a secured access which leads onto the service road.

SERVICES
We are informed by the Vendors that all main services are installed.

COUNCIL TAX BAND
B - Wolverhampton CC.

POSSESSION
Vacant possession will be given on completion.

VIEWING
Please contact the Tettenhall office on 01902 747744.

Offers around £159,950