



## 15 SPRINGFIELD ROAD WOLVERHAMPTON, WV10 0LQ

OFFERS IN THE REGION OF £169,950  
FREEHOLD

NO CHAIN - Substantial three bedroom period home situated in a popular location close to a range of amenities including schools, shops and access to public transport. Whilst the property would benefit from a scheme of modernisation, it offers spacious and ideal family accommodation throughout comprising entrance hall, separate living & dining rooms, kitchen, three double bedrooms, family shower room and an enclosed garden to the rear.



# 15 SPRINGFIELD ROAD

- No Onward Chain
- Spacious Victorian Style Semi-Detached Home
- Substantial Accommodation Throughout
- Three Double Bedrooms
- Enclosed Garden To The Rear
- Requiring A Scheme Of Modernisation - Huge Potential



## ENTRANCE HALL

## LIVING ROOM

13'8" into bay x 9'9"

## DINING ROOM

13'3" x 11'3"

## REAR LOBBY

## KITCHEN

12'0" x 8'4"

## FIRST FLOOR LANDING

## BEDROOM ONE

13'3" x 11'6"

## BEDROOM TWO

11'4" x 10'0"

## BEDROOM THREE

12'9" max x 7'6" max

## SHOWER ROOM

## REAR GARDEN

## COUNCIL TAX

Wolverhampton City Council - Tax Band A

## TENURE Freehold

The property is freehold.

## SERVICES

The agent understands that mains gas, electricity, water and drainage are available.

## BROADBAND

Ofcom checker shows Standard / Superfast / Ultrafast are available

Ofcom provides an overview of what is available. Potential purchasers should contact their preferred supplier to confirm availability and speed

# 15 SPRINGFIELD ROAD



Ground Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>87</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>66</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



Sanders, Wright & Freeman - Sales  
 13 Waterloo Road  
 Wolverhampton  
 West Midlands  
 WV1 4DJ

01902 575555  
 enquiries@swfestateagents.co.uk  
 www.swfestateagents.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements