



Webbs  
Helping people move since 1994

**Calladine Way | Cannock | WS12 4XT**  
Offers In The Region Of £410,000



## Summary

Nestled in the desirable location of Calladine Way, Hednesford, Cannock, this stunning detached house is a true gem, presented to show home standards. As you step through the inviting entrance hallway, you are greeted by an elegantly decorated lounge that exudes warmth and sophistication. The heart of the home is the spacious kitchen/diner, which offers a delightful view of the rear garden, making it perfect for family gatherings and entertaining guests.

This remarkable property boasts four well-proportioned bedrooms, with two featuring en-suite bathrooms, ensuring comfort and privacy for all family members. A family bathroom serves the remaining bedrooms, providing ample facilities for daily living. The convenience of a guest w.c. on the ground floor adds to the practicality of this home.

Externally, the property offers generous parking for up to four cars, a rare find in today's market. The garage has been thoughtfully converted, fully insulated and equipped with heating and electric, making it an ideal space for a home office, gym, or additional storage.

## Key Features

- Show home standard finish
- Elegant lounge with decor
- Utility room for extra storage
- Family bathroom on first floor
- Converted garage with heating
- Immaculately presented throughout
- Spacious kitchen/diner opens to garden
- Four bedrooms, two en-suites
- Parking for four cars available
- Near Cannock Chase, stunning views

## Rooms and Dimensions

### THROUGH HALLWAY

### GUEST WC

### LIVING ROOM

15'3" x 10'9" (4.66m x 3.30m)

### GENEROUS KITCHEN DINER

20'10" x 14'3" (6.36m x 4.35m)

### UTILITY ROOM

5'8" x 5'2" (1.73m x 1.59m)

### LANDING

### BEDROOM ONE

12'3" x 9'6" (3.74m x 2.90m)

### ENSUITE

### BEDROOM TWO

10'9" x 8'10" (3.30m x 2.71m)

### ENSUITE

### BEDROOM THREE

11'8" x 7'2" (3.56m x 2.20m)

### BEDROOM FOUR

10'9" x 7'1" (3.29m x 2.18m)

### FAMILY BATHROOM

### HOME OFFICE / GYM

### LANDSCAPED GARDENS

### DRIVEWAY





Webbs  
Helping people move since 1994



Webbs  
Helping people move since 1994



Webbs  
Helping people move since 1994



Webbs  
Helping people move since 1994



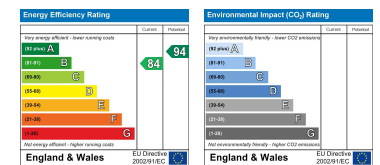
Webbs  
Helping people move since 1994



Webbs  
Helping people move since 1994



Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.



153 Avon Road, Cannock, WS11 1LF

Tel: 01543 468846 | Email: sales@webbestateagents.co.uk | www.webbestateagents.co.uk

