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**Littleworth Hill | Hednesford, Cannock | WS12 1NS**  
**Asking Price £399,999**

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estate agents

## Summary

\*\* WOW \*\* FABULOUS DETACHED HOME \*\* POPULAR LOCATION \*\* SHOWHOME STANDARD THROUGHOUT \*\* INTERNAL VIEWING STRONGLY ADVISED \*\* GENEROUS PLOT \*\* PRIME SHOOL CATHCMENT \*\* THREE BEDROOMS \*\* FAMILY BATHROOM \*\* ENSUITE SHOWER ROOM \*\* OPEN-PLAN LIVING \*\* MODERN KITCHEN \*\* AMPLE DRIVEWAY \*\* DOUBLE GARAGE \*\* UPVC DOUBLE GLAZED \*\* GAS CENTRAL HEATING \*\*

Webbs Estate Agents have pleasure in offering this FABULOUS detached family home, arranged over one level, set on a generous plot with a large rear garden and front driveway with ample parking. Situated in a popular location, being close to all local amenities, shops, and good schools. Briefly comprising: entrance hallway, substantial open plan living space with high spec kitchen with quality 'NEFF' integrated appliances, dining, and sitting areas plus underfloor heating with bi-fold doors to rear garden. The through hallway leads to three good-sized bedrooms, a family bathroom with ensuite shower room to master bedroom. Externally there is an extensive and private providing ample off-road parking and a generous fully enclosed, secluded rear garden. In addition, there is a double garage with electric up-and-over doors, power, and lighting.

## Key Features

- FABULOUS DETACHED FAMILY HOME
- KITCHEN, LOUNGE, DINING AREAS
- FAMILY BATHROOM & ENSUITE
- GENEROUS LANDSCAPED GARDENS
- VIEWING ADVISED
- OPEN PLAN MODERN LIVING
- FINISHED TO A HIGH STANDARD
- THREE GOOD SZIED BEDROOMS
- AMPLE BLOCK PAVED DRIVEWAY

## Rooms and Dimensions

### AWAITING VENDOR APPROVAL

#### THROUGH HALLWAY

#### OPEN-PLAN LIVING

19'0" x 26'11" (5.81m x 8.21m)

#### FABULOUS KITCHEN

#### LOUNGE AND DINING AREAS

#### UTILITY ROOM

10'2" x 5'0" (3.11m x 1.54m)

#### BEDROOM ONE

10'11" x 16'6" (3.35m x 5.04m)

#### ENSUITE SHOWER ROOM

#### BEDROOM TWO

11'10" x 11'7" (3.61m x 3.55m )

#### BEDROOM THREE

9'7" x 11'9" (2.94m x 3.59m )

#### FAMILY BATHROOM

#### DOUBLE GARAGE

21'11" x 17'7" (6.70m x 5.36m )

#### GENEROUS REAR GARDEN

#### AMPLE BLOCK PAVED DRIVEWAY





### Three Bedroom Detached Bungalow



FOR ILLUSTRATIVE PURPOSES ONLY, NOT TO SCALE

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.

