



**Bromley Close | Cannock | WS12 4QY**  
**Auction Guide £60,000**





# Summary

**\*\* FOR SALE VIA MODERN METHOD OF AUCTION \*\* CASH BUYERS ONLY \*\***  
Charming two-bedroom ground floor flat located on Bromley Close in the desirable area of Hednesford, Cannock. This delightful property offers a perfect blend of comfort and convenience, making it an ideal choice for first-time buyers, small families, or those looking to downsize.  
As you enter the flat, you are greeted by a spacious lounge that provides a warm and inviting atmosphere, perfect for relaxing or entertaining guests. The well-appointed kitchen is designed for practicality, offering ample storage and workspace for your culinary adventures.  
The flat features two comfortable bedrooms, providing a peaceful retreat for rest and relaxation. The bathroom is conveniently located, ensuring ease of access for all residents.  
One of the standout features of this property is the conservatory, which allows for an abundance of natural light and offers a lovely space to enjoy the garden views throughout the seasons. The private garden is a wonderful addition, providing an outdoor space for gardening, leisure, or simply enjoying the fresh air. The property includes a driveway and a garage.  
This property is for sale by the Modern Method of Auction, meaning the buyer and seller are to Complete within 56 days (the "Reservation Period"). Interested parties personal data will be shared with the Auctioneer (iamsold).

# Key Features

- TWO BEDROOMS
- GARAGE
- CONSERVATORY
- CLOSE TO SHOPS & LOCAL TOWN
- CASH BUYERS ONLY
- GROUND FLOOR FLAT
- DRIVEWAY
- NO CHAIN
- CLOSE TO CANNOCK CHASE

# Rooms and Dimensions

## Entrance Porch

## Hallway

## Lounge

11'8" x 16'4" (3.574 x 4.997)

## Conservatory

8'11" x 11'6" (2.735 x 3.519)

## Kitchen

6'6" x 7'11" (1.994 x 2.433)

## Bathroom

4'7" x 5'0" (1.401 x 1.531)

## Bedroom One

9'7" x 11'3" (2.940 x 3.434)

## Bedroom Two

11'6" x 6'2" (3.509 x 1.904)

## Gargae

## Driveway

## IDENTIFICATION CHECKS - C

## Auctioneer Comments

## Agents Notes







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.

