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Hanbury Road | Cannock | WS11 9TT

Offers Over £250,000

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Summary

**** POPULAR LOCATION ** LINK DETACHED HOME ** THREE BEDROOMS ** CONSERVATORY ** EXCELLENT SCHOOL CATCHMENTS AND TRANSPORT LINKS ** CLOSE TO LOCAL SHOPS AND AMENITIES ** VIEWING ADVISED ****

This link-detached home, located in the desirable village of Norton Canes, offers a wonderful opportunity for buyers seeking a property with excellent schools, transport links, ideal for local shops and amenities and being close to Chasewater Country Park.

Offered with no onward chain, the home provides spacious and versatile accommodation arranged over two floors. The ground floor includes an entrance porch and hallway, a generous lounge, a well-laid-out kitchen/dining area that opens into a bright conservatory—a lovely space that could be enhanced to create a more contemporary open-plan feel. Upstairs, there are three well-proportioned bedrooms and a shower room, externally, the property benefits from a garage and driveway providing ample off road parking, and a neatly maintained rear garden, ideal for outdoor relaxation.

With its sought-after location and great potential, this property presents an excellent opportunity to create a modern family home.

Early viewing is highly recommended.

Key Features

Rooms and Dimensions

ENTRANCE PORCH AND HALLWAY

LOUNGE

14'9" x 12'1" (4.5m x 3.7m)

KITCHEN DINER

15'1" x 9'10" (4.6m x 3m)

CONSERVATORY

9'10" x 9'6" (3m x 2.9m)

LANDING

BEDROOM ONE

12'9" x 8'6" (3.9m x 2.6m)

BEDROOM TWO

10'2" x 8'6" (3.1m x 2.6m)

BEDROOM THREE

8'10" x 6'2" (2.7m x 1.9m)

SHOWER ROOM

GARAGE

19'4" x 8'2" (5.9m x 2.5m)

ENCLOSED REAR GARDEN

FRONT GARDEN AND DRIVEWAY

IDENTIFICATION CHECKS - C

Agent Notes





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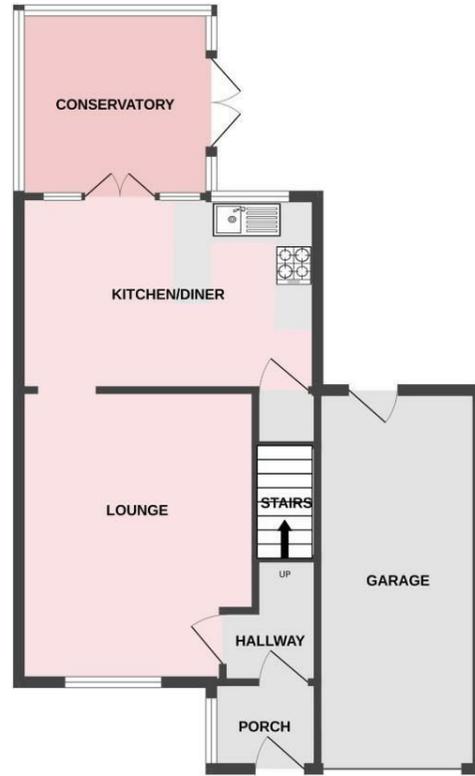


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GROUND FLOOR



1ST FLOOR



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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.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
81	83		
<p>Energy Efficiency Rating scale (A-G):</p> <ul style="list-style-type: none"> A: 92-100 B: 81-91 C: 69-80 D: 55-68 E: 49-54 F: 35-48 G: 1-34 		<p>Environmental Impact (CO₂) Rating scale (A-G):</p> <ul style="list-style-type: none"> A: 10-20 B: 21-30 C: 31-40 D: 41-50 E: 51-60 F: 61-70 G: 71-80 	
<p>England & Wales EU Directive 2002/91/EC</p>		<p>England & Wales EU Directive 2002/91/EC</p>	

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