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**Calladine Way | Cannock | WS12 4XT**  
**Offers In The Region Of £310,000**

 **Webbs**  
estate agents



# Summary

**\*\* SHOW HOME STANDARD \*\* THREE GENEROUS BEDROOMS \*\* MASTER EN-SUITE \*\* MODERN \*\***

WEBBS ESTATE AGENTS are delighted to Welcome to market this exceptional semi-detached house located on Calladine Way in the charming area of Hednesford, Cannock. This property is presented in show home standard, making it an ideal choice for those seeking a modern and stylish home.

As you enter, you will find a great-sized lounge that offers a warm and inviting space for relaxation and entertainment. The stunning kitchen diner is a true highlight, providing a perfect setting for family meals and gatherings. The ground floor also features a convenient guest w.c., adding to the practicality of the home.

Moving to the first floor, you will discover three generous bedrooms, each designed to offer comfort and space. The master bedroom boasts its own en suite, ensuring privacy and convenience. Additionally, a well-appointed family bathroom serves the other two bedrooms, making this home suitable for families of all sizes.

Outside, the property benefits from a private drive, providing off-road parking for your convenience. The location is particularly appealing, as it is within walking distance to the beautiful Cannock Chase, perfect for outdoor enthusiasts. Furthermore, you will find all local amenities close by, ensuring that daily necessities are easily accessible.

This semi-detached house on Calladine Way is a wonderful opportunity for anyone looking to settle in a vibrant community while enjoying the comforts of a modern home. Do not miss the chance to make this property your own.

# Key Features

- THREE GENEROUS BEDROOMS
- SHOW HOME STANDARD
- MODERN KITCHEN
- FABULOUS SIZED KITCHEN/DINER
- VIEWING HIGHLY RECOMMENDED
- SEMI DETACHED FAMILY HOME
- CLOSE TO LOCAL AMENITIES
- CLOSE TO LOCAL MAJOR TRANSPORT LINKS
- MASTER EN-SUITE
- WALKING DISTANCE TO CANNOCK CHASE

# Rooms and Dimensions

## ENTRANCE HALLWAY

## LOUNGE

17'8" x 9'10" (5.390 x 3.009)

## KITCHEN/DINER

17'7" x 12'2" (5.369 x 3.716)

## GUEST W.C

## FIRST FLOOR LANDING

## MASTER BEDROOM

14'11" x 10'5" (4.559 x 3.200)

## BEDROOM TWO

14'9" x 7'7" (4.501 x 2.328)

## BEDROOM THREE

9'0" x 8'10" (2.766 x 2.715 )

## FAMILY BATHROOM

## EXTERNALLY

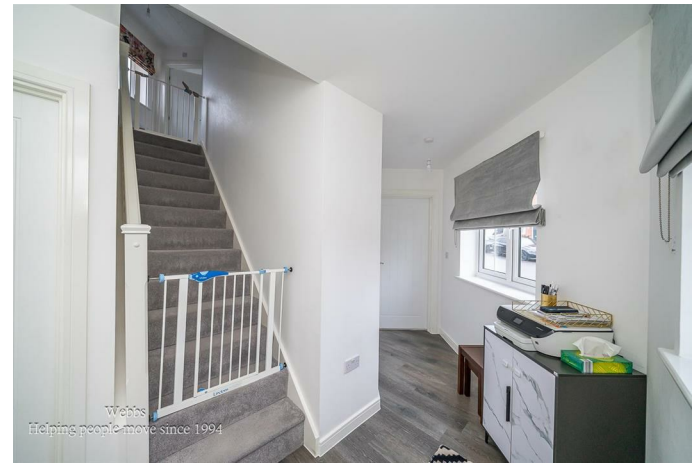
## REAR GARDEN

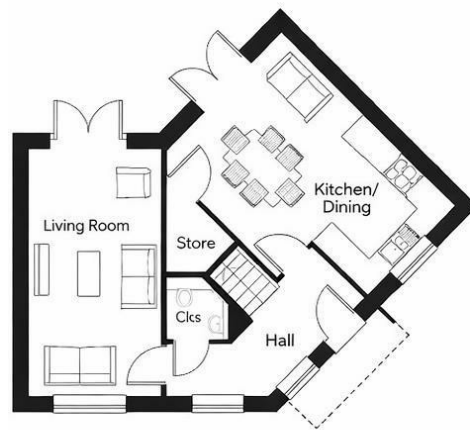
## PRIVATE DRIVE

## IDENTIFICATION CHECKS - C

## AGENTS NOTES







Ground Floor



First Floor

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.

