



**Connells**

Saturn Road  
Cannock





## Property Description

CONNELLS ESTATE AGENTS are pleased to market For Sale this SEMI-DETACHED property located in Cannock having been RENOVATED TOP TO BOTTOM!

To the Ground Floor the property briefly comprises of an entrance hallway, brand new fully fitted kitchen equipped with plumbing for utility purposes, a brand new fridge freezer, washing machine and being open plan to the lounge/diner. The "through" lounge benefits from having both windows to the front and the rear garden allowing for an influx of natural light to flood a perfectly spacious and sociable setting, boasting enough space for lounging and dining.

To the First Floor having THREE BEDROOMS and a brand new fitted family shower room.

Externally benefiting from having a large enclosed rear garden featuring a patio area. part astro turf, large laid to lawn areas and a variety of shrubs and plants. There are also two outbuildings adding extra potential.

The property is well located to provide easy access to Cannock Town Centre offering a wide range of amenities, small businesses and traditional markets with both local & national bus and train services available. The location also benefits from being just a few minutes away from Cannock Chase, an area of outstanding natural beauty. Commuter benefits include A460, A5 and M6 toll road linking the midlands motorway network.

## Ground Floor

### Entrance Hallway

The front door opening into the entrance hallway having carpeted flooring, storage cupboard under stairs, stairs to first floor, ceiling light point, door into lounge and radiator

### Open Plan Lounge/Diner

Being an open plan and having laminate flooring, electric fire, TV mounted to wall, two radiators, double glazed windows to the front and rear aspect and ceiling light point

### Kitchen

Being a brand new fitted kitchen with brand new appliances including a fridge/freezer and washing machine, a laminate top breakfast bar, laminate worktops, a range of cupboards, laminate flooring, gas hob with extractor hood over and double glazed window to the rear aspect

## First Floor

### Bedroom 1

9' 2" x 10' 6" ( 2.79m x 3.20m )

Having a double glazed window to rear aspect, carpeted flooring, ceiling light point and radiator

### Bedroom 2

10' 2" narrowing to x 9' ( 3.10m narrowing to x 2.74m )

Having a double glazed window to front aspect, carpeted flooring, ceiling light point and radiator

### Bedroom 3

8' 1" x 6' ( 2.46m x 1.83m )

Having a double glazed window to front aspect, carpeted flooring, ceiling light point and radiator

## Bathroom

Being a brand new fitted bathroom and having a double glazed window to the rear aspect, heated towel radiator, double length shower with glass screen, laminate flooring, panel tiled walls, WC, sink and vanity unit

## Outside

### Front

Having a laid to lawn and pathway leading to the front door

### Rear

Being situated on a corner plot the garden size is impressive, having laid to lawn areas, astro turf sitting area with decorative lighting and panelling surround, steps leading to the laid to lawn areas, side access to the front, outbuildings decorative bark borders with a variety of shrubs and plants

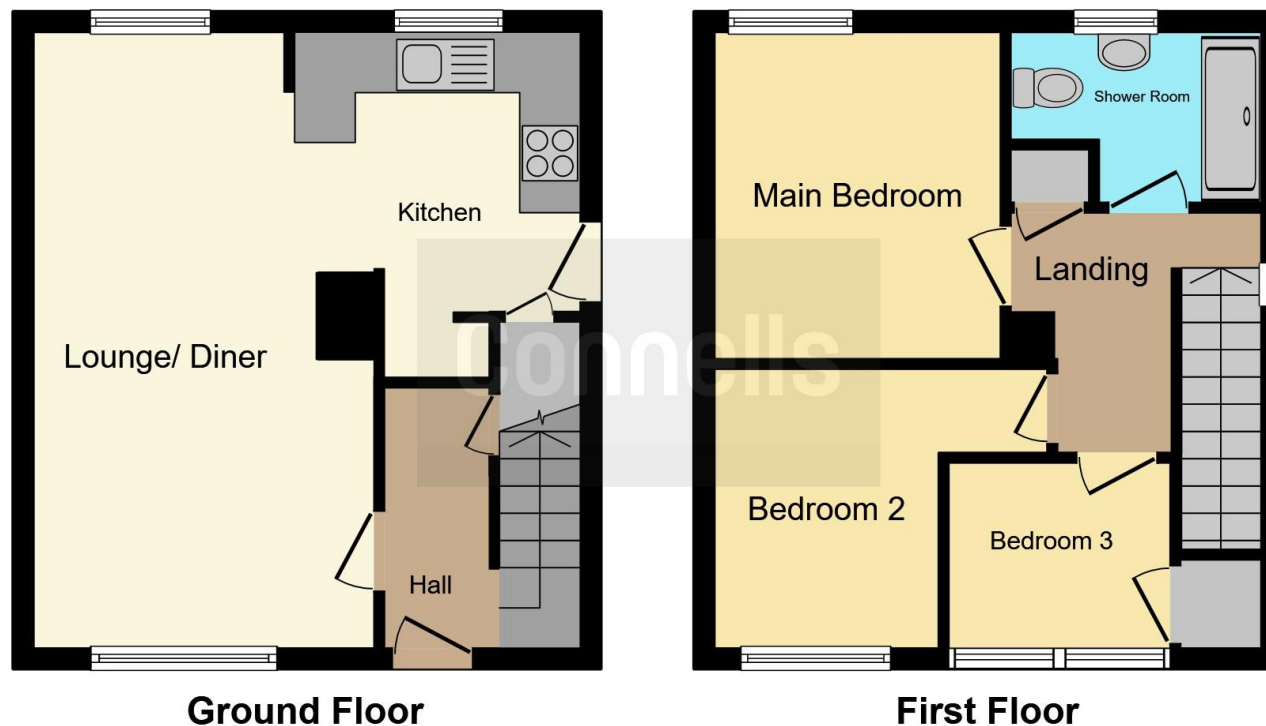












This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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**T 01543 500923**  
**E [cannock@connells.co.uk](mailto:cannock@connells.co.uk)**

10-12 Wolverhampton Road  
 CANNOCK WS11 1AH

**EPC Rating: D**

Tenure: Freehold

**view this property online** [connells.co.uk/Property/CNK106820](http://connells.co.uk/Property/CNK106820)



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