



Connells

Chasewater Way
Norton Canes, Cannock

Chasewater Way Norton Canes, Cannock, WS11 9TU

for sale
£250,000



Property Description

CONNELLS ESTATE AGENTS are pleased to market For Sale this WELL PRESENTED, LINK-DETACHED Family Home located in Norton Canes, CLOSE TO CHASEWATER!

To the Ground Floor, the property briefly comprises of an entrance hallway, A GENEROUS KITCHEN/DINER fully fitted with traditional style units, integrated appliances for a sleek and orderly finish and focal alcove area with space for a range oven. The lounge benefits from having sliding doors opening into the conservatory creating a perfectly sociable setting for all the family whilst allowing an influx of natural light to flood the room. Furthermore, comprising of a separate utility room and a greatly desired guest WC,

To the First Floor having a family shower room and THREE BEDROOMS with the master bedroom boasting ample storage space featuring fitted over-bed storage, bedside tables, dressing table and wardrobes.

Externally benefiting from having a brick paved driveway, laid to lawn and access to the garage via electric roller door. To the rear having a low maintenance rear garden featuring paved pathways, decking, gravel beds, floral displays and a corner arbour.

Perfectly located just a stones throw away to Chasewater Country Park offering extensive water sport activities, nature trails and the heritage steam railway providing a fun day out for all ages right on your doorstep. Also benefiting from being close to many local amenities and both Primary & Secondary Schools.

Ground Floor

Hallway

Having a double glazed front entrance door, radiator, ceiling light point, carpeted flooring, stairs to first floor and door to kitchen

Kitchen

9' 1" x 15' 5" (2.77m x 4.70m)

Being a fitted kitchen with a range of wall, base and drawer units with granite work surfaces over and having a sink/drain, tiled splash-backs. integrated appliances, alcove with tiled splash-backs with space for range oven, ceiling light point, tiled flooring, door to living room and a double glazed window to the front overlooking ongoing fields

Lounge

10' 11" x 15' 1" (3.33m x 4.60m)

Having a double glazed window to the rear aspect, double glazed sliding doors to the conservatory, wall lights, gas fireplace and carpeted flooring

Conservatory

14' 8" x 6' 6" (4.47m x 1.98m)

Having double glazed windows to the rear aspect, double glazed glass roof, wall lights, solid oak flooring and door to utility

Utility

14' 11" x 7' 2" max (4.55m x 2.18m max)

Having a double glazed door to the rear garden, fitted wall and base units, plumbing for the washing machine, ceiling light point, laminate flooring and doors to WC and garage

W.C

Having a WC, wash hand basin, ceiling light point and laminate flooring

First Floor

Landing

Having carpeted flooring, double glazed window to the side aspect, fitted shutters, ceiling light point and doors to bedrooms and bathroom

Bedroom 1

14' 3" x 8' 11" (4.34m x 2.72m)

Having a double glazed window to the front aspect overlooking ongoing fields, fitted over-bed storage, bedside tables, dressing table and wardrobes, fitted shutters, radiator, ceiling light point and solid oak flooring

Bedroom 2

11' 6" x 8' 9" (3.51m x 2.67m)

Having a double glazed window to the rear aspect, fitted shutters, radiator, ceiling light point and solid oak flooring

Bedroom 3

7' x 7' 5" (2.13m x 2.26m)

Having a double glazed window to the rear aspect, fitted shutters, radiator, ceiling light point and solid oak flooring

Shower Room

Having a double glazed window to the front aspect, WC, wash hand basin, shower cubicle, tiled walls, radiator, spotlights and tiled flooring

Outside

Front

Having a brick paved driveway, laid to lawn and access to the garage

Rear

Having paved pathways, large gravel bed, decking area and corner arbour

Garage

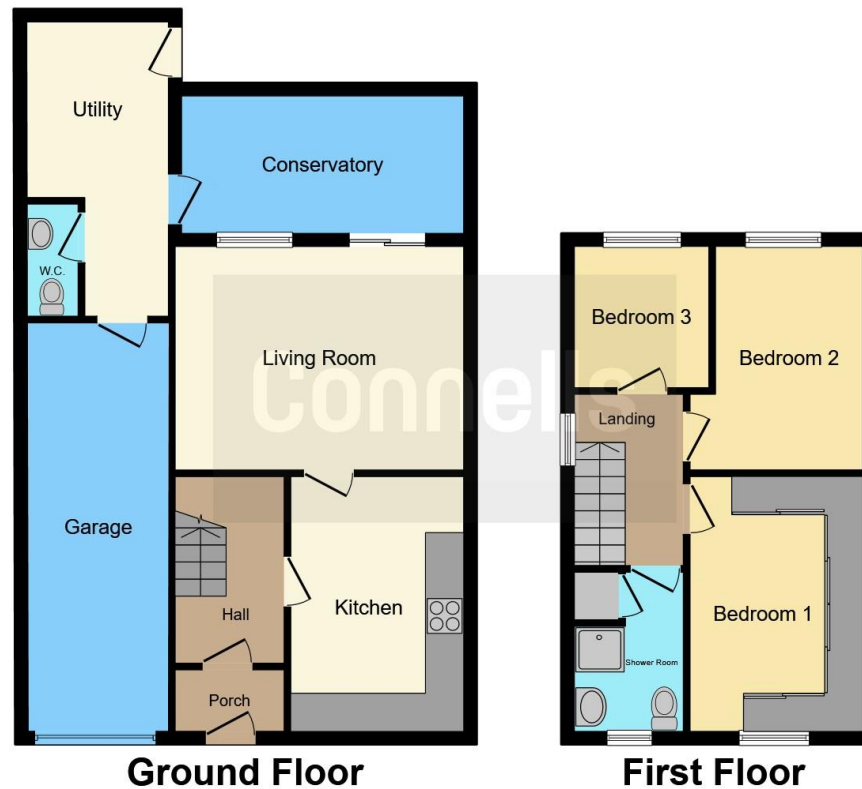
21' x 8' 2" (6.40m x 2.49m)

Having an electric roller door, power and lighting









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

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EPC Rating: C

Tenure: Freehold

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