



**Connells**

Alpine Drive  
Hednesford, Cannock



# Alpine Drive Hednesford, Cannock, WS12 2NL

For sale offers in the region of  
**£250,000**



## Property Description

CONNELLS ESTATE AGENTS are pleased to market For Sale this SEMI DETACHED DORMA BUNGALOW located in Hednesford, Cannock.

The property offers versatile living space across two floors with three bedrooms and a wet room to the ground floor and two further bedrooms and WC to the first floor.

To the ground floor briefly comprising a living room with space for a dining area and access into the kitchen. The fitted kitchen has a side door to the driveway and a large storage cupboard. Three double bedrooms and a wet room complete the Ground Floor.

To the First Floor are two double bedrooms flooded with natural light and a WC.

Externally benefitting from having a driveway, a garage and both front and rear gardens.

The property offers excellent potential for families and those looking for multi-generational living.

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 well known Cannock Chase, loved for its outstanding natural beauty, scenic landscapes, wildlife and history. Commuter benefits include A34 and M6 toll road linking the midlands motorway network.

## Ground Floor

### Entrance Hall

Having carpeted flooring, ceiling light point, radiator, storage cupboard to the side

### Lounge / Diner

17' 1" x 8' ( 5.21m x 2.44m )

Having carpeted flooring, double glazed window to the front aspect, ceiling light points, radiators, decorative fire place and surround, stairs leading to the first floor, door access to bedrooms, kitchen and wet room.

### Kitchen

11' 4" x 8' 11" ( 3.45m x 2.72m )

Being a fully fitted kitchen with a range of wall and base units, laminate worktops over, tile splashbacks, space for white appliances, integrated oven and extractor hood above, gas hob, double glazed window to the front aspect, ceiling light point, radiator.

### Hallway

Having carpeted flooring and door access to three bedrooms and wet room.

### Bedroom 3

12' 8" x 10' 1" ( 3.86m x 3.07m )

Having carpeted flooring, ceiling light point, radiator. fitted wardrobes.

### Bedroom 4

12' 8" x 8' 11" ( 3.86m x 2.72m )

Having carpeted flooring, ceiling light point, radiator.

### Bedroom 5

9' 7" x 6' 8" ( 2.92m x 2.03m )

Having carpeted flooring, ceiling light point, radiator.

### Wet Room

Being a full wet room with low level WC, hand wash basin, shower unit, hand rail, radiator, ceiling light point, double glazed window to the side aspect.

### Conservatory

20' 2" x 6' 10" ( 6.15m x 2.08m )

Having double glazed windows around with access to the rear garden.

## First Floor

### Landing

Having carpeted flooring, ceiling light point.

### Bedroom 1

13' 10" x 11' 3" ( 4.22m x 3.43m )

Having carpeted flooring, ceiling light point, radiator, double glazed window to the front aspect.

### Bedroom 2

13' 10" x 11' 6" ( 4.22m x 3.51m )

Having carpeted flooring, ceiling light point, radiator, double glazed window to the front aspect.

### WC

Having a low level WC, hand wash basin, laminate flooring, radiator, double glazed window to the side aspect.

### Outside

### Front

Having laid to lawn area, driveway suitable for multiple vehicles, access to the garage.

### Rear

Having a laid to lawn area, access to the garage.

### Garage











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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**EPC Rating: D**

Tenure: Freehold

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