



Connells

Heath Way
Cannock



Property Description

CONNELLS ESTATE AGENTS are pleased to market For Sale this TWO BEDROOM apartment located in Heath Hayes.

A fantastic First Time Buy opportunity or for an investor looking to kick start or add to their portfolio.

Briefly comprising of an entrance hallway leading to the living area and kitchen. Furthermore featuring two bedrooms and a bathroom.

Externally benefiting from having communal parking.

The property is well placed to provide easy access to Cannock Town Centre which offers a wide range of amenities, small businesses and traditional markets, with both local & national bus and train services also available.



Entrance Hallway

Having intercom access, radiator, ceiling light point, carpeted flooring and doors to all rooms

Lounge Area

15' 1" x 12' (4.60m x 3.66m)

Having a fireplace, double glazed window, carpeted flooring and ceiling light point

Kitchen

8' 2" x 7' 4" (2.49m x 2.24m)

Being a fitted kitchen with a range of wall, base and drawer units with laminate work surfaces over and having a sink drainer, integrated electric oven, extractor hood, space for appliances, ceiling light point and laminate flooring

Bedroom 1

9' 3" x 8' 8" (2.82m x 2.64m)

Having carpeted flooring, a double glazed window, built in wardrobe and ceiling light point

Bedroom 2

7' 4" x 7' 6" (2.24m x 2.29m)

Having carpeted flooring, a double glazed window and ceiling light point

Bathroom

Having fully tiled walls, laminate flooring, a WC, shower, wash hand basin and ceiling light point

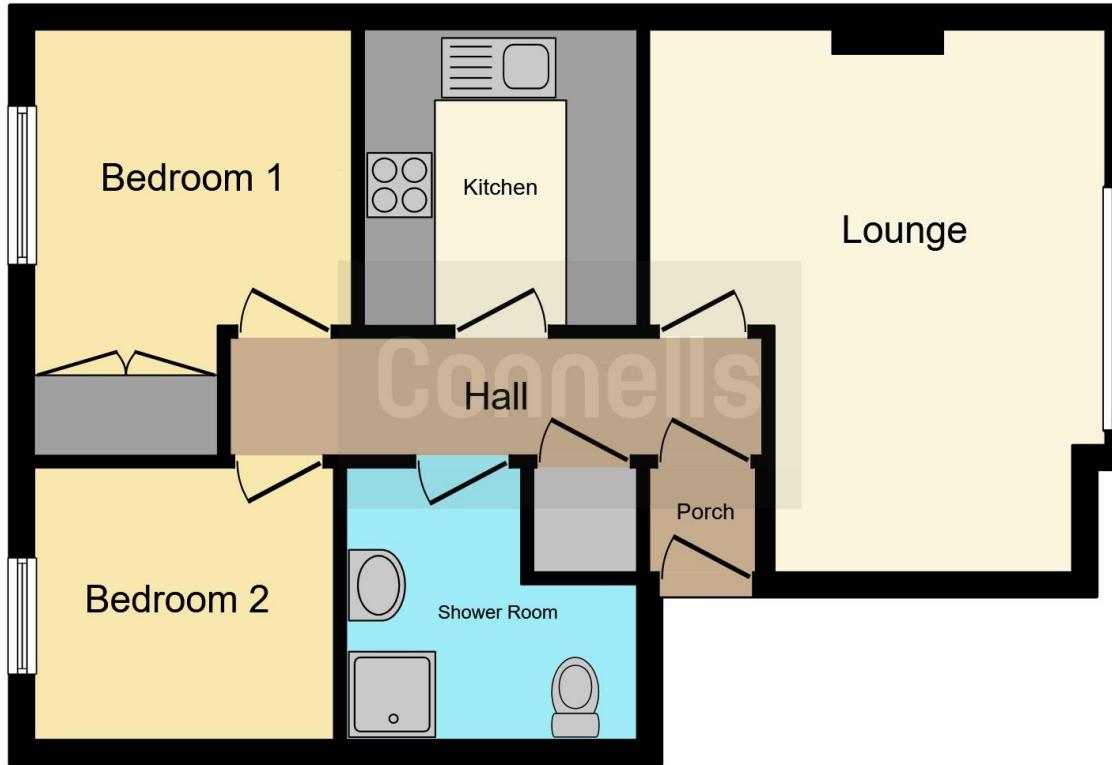
Outside

Having communal parking









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

To view this property please contact Connells on

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EPC Rating: D

Tenure: Leasehold

[view this property online](http://www.connells.co.uk/Property/CNK107812) [connells.co.uk/Property/CNK107812](http://www.connells.co.uk/Property/CNK107812)

This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Oct 1989. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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