



Connells

Sharon Way
Hednesford, Cannock

Sharon Way
Hednesford, Cannock, WS12 2NF

for sale offers in the region of
£200,000



Property Description

CONNELLS ESTATE AGENTS are pleased to market For Sale this THREE BEDROOM MID TERRACED property located in Hednesford, close to Hednesford Hills.

To the Ground Floor the property briefly comprises of a spacious fully fitted kitchen with space for a dining area, and a living room with double glazed windows and french doors to the rear offering an ample amount of natural lighting to flood the living area.

To the First Floor having three generous bedrooms and a family bathroom comprising of both a bathtub and a separate shower cubicle!

To the Second Floor having a generous loft area offering additional living space and storage.

Externally benefiting from having a gated paved driveway and a large enclosed rear garden.

This property is perfectly located in a desirable area within a short distance of the well known and tranquil Cannock Chase; loved for its outstanding beauty, scenic landscapes, wildlife and history. The property also benefits from being close to Hednesford Hills Local Nature Reserve, local amenities and having excellent transport links.



Ground Floor

Kitchen

14' 6" x 14' 6" (4.42m x 4.42m)

Being a fully fitted kitchen with a range of wall, base and drawer units with laminate worktops over, sink with drainer, space and plumbing for own appliances, four door over with 8 gas ring hob, extractor hood above, tiled splashbacks, ceiling spotlights, double glazed bay window to the front aspect, front entrance door, open archway into living room, space for dining furniture.

Living Room

14' 6" x 16' 3" (4.42m x 4.95m)

Having laminate flooring, radiator, ceiling light point, stairs to the first floor, fire place with surround, double glazed windows and french doors to the rear aspect.

First Floor

Landing

Having doors to bedrooms and bathroom, stairs leading to the second floor.

Bedroom 1

8' 8" x 12' 1" (2.64m x 3.68m)

Having a radiator, ceiling light point with fan, built in storage cupboard, double glazed window to the rear aspect.

Bedroom 2

8' 8" x 11' 8" max (2.64m x 3.56m max)

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

Bedroom 3

6' 4" x 8' 2" (1.93m x 2.49m)

Having a radiator, ceiling light point, double glazed window to the rear aspect.

Bathroom

Having a WC, hand wash basin, bathtub, separate shower cubicle, chrome towel radiator, tiled splashbacks, tiled flooring, double glazed window to the front aspect.

Second Floor

Loft Room

14' 7" x 12' 7" (4.45m x 3.84m)

Outside

Front

Having a block paved driveway suitable for multiple vehicles, gated access.

Rear

Being a fully enclosed rear garden, mainly patio and stone areas with steps up to another level at the rear of the garden and a garden shed.









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

T 01543 500923
E cannock@connells.co.uk

10-12 Wolverhampton Road
 CANNOCK WS11 1AH

EPC Rating: Awaited

Tenure: Freehold

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