



Connells

Otterburn Close
Cannock



Property Description

CONNELLS ESTATE AGENTS are pleased to market For Sale this SPACIOUS LINK DETACHED FAMILY HOME located in Cannock. PREVIOUSLY EXTENDED and spacious throughout with FIVE BEDROOMS - this is a property not to be missed.

To the Ground Floor the property briefly comprises an entrance hall leading through to the living room. Through the living room the kitchen, conservatory, guest WC and garage can be accessed. The kitchen comes fully fitted with ample space for appliances, with the utility room offering additional space and storage.

To the First Floor having FIVE bedrooms and a family bathroom.

Externally benefiting from having a large driveway suitable for multiple vehicles and a generous enclosed rear garden ideal for entertaining.

This property is perfectly located in a desirable area within walking 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 Beaudesert Golf Club, Hednesford Hills Local Nature Reserve, close to local amenities and having excellent commuter links and benefits.

Ground Floor

Entrance Hallway

Having a UPVC front entrance door into hallway, laminate flooring, ceiling light point, designer wall radiator, door to storage cupboard, stairs to first floor, door to living room.

Living / Dining Room

11' 6" x 24' 7" max (3.51m x 7.49m max)
Having laminate flooring, ceiling light point, double glazed window to the front aspect, designer wall radiator, feature electric fire with surround, double glazed french doors into conservatory, space for living and dining furniture, door to kitchen.

Kitchen

14' 11" x 10' 7" (4.55m x 3.23m)
Being a fully fitted kitchen with a range of wall, base and drawer units with laminate worktops over, stainless steel sink with drainer, space and plumbing for appliances, space for cooker, extractor hood, tiled splashbacks, ceiling spotlights, tiled flooring, radiator, space for fridge / freezer, door to Guest WC, door to living room, double glazed windows to the rear aspect, UPVC door to rear aspect, space for dining furniture.

Conservatory

9' 10" x 8' 8" (3.00m x 2.64m)
Having laminate flooring, ceiling light point, double glazed windows to the rear and side aspects with french doors leading to the garden.

Utility Room

7' 11" x 8' 7" (2.41m x 2.62m)

Having wall and base units with laminate worktops across, laminate flooring, ceiling light point, door to Guest WC, door to garage, space and plumbing for appliances.

Guest WC

Having a WC, hand wash basin, laminate flooring, chrome towel radiator, ceiling light point.

Garage

Having doors to the front aspect accessible via the driveway, door into utility.

First Floor

Landing

Having carpeted flooring, ceiling light point, doors to bedrooms and bathroom.

Bedroom 1

8' 5" x 15' 8" (2.57m x 4.78m)

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

Bedroom 2

8' 6" x 9' 6" (2.59m x 2.90m)

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

Bedroom 3

7' 8" x 8' 6" (2.34m x 2.59m)

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

Bedroom 4

7' 8" x 9' 4" (2.34m x 2.84m)

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

Bedroom 5

6' x 8' 7" (1.83m x 2.62m)

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

Family Bathroom

Having a WC, hand wash basin vanity unit, bathtub, fully tiled walls and flooring, ceiling light point, chrome towel radiator, double glazed window to the rear aspect.

Outside

Front

Being a brick paved driveway suitable for multiple vehicles with access to the garage and front entrance door.

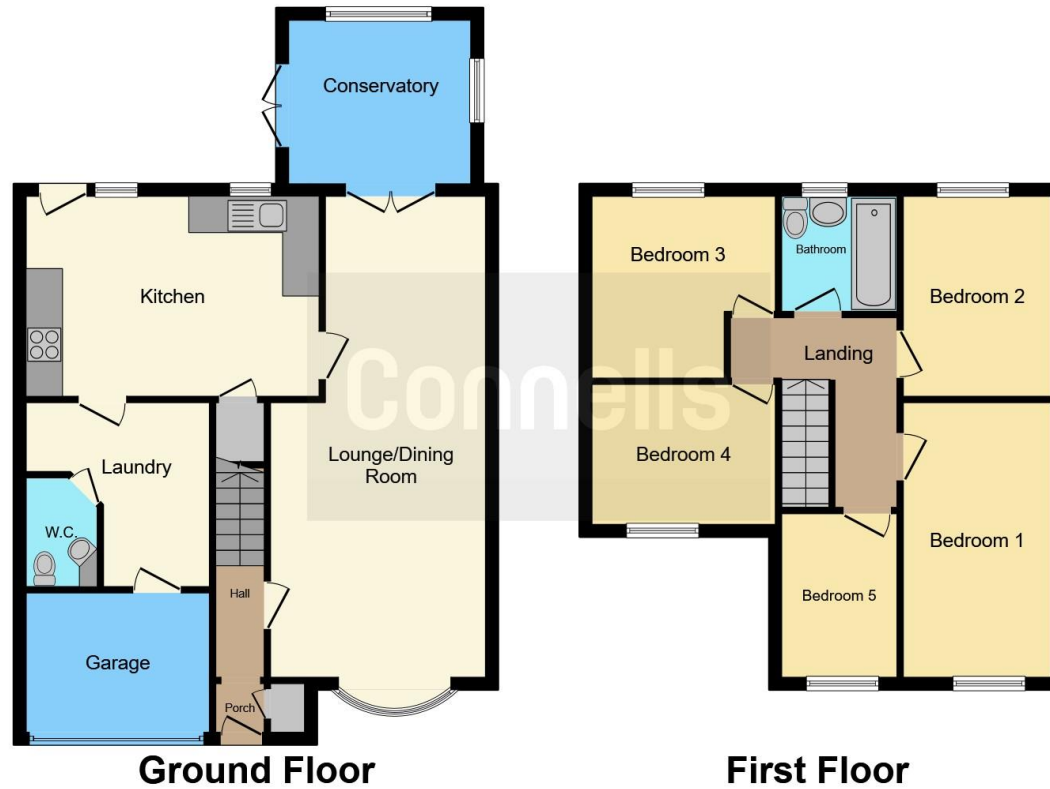
Rear

Being an enclosed rear garden with patio areas and laid to lawn areas with pergola area, ideal for entertaining.









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: D Council Tax
 Band: C

Tenure: Freehold

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