



Connells

St. Johns Road
Cannock

St. Johns Road
Cannock, WS11 0AN

For sale offers over
£180,000



Property Description

CONNELLS ESTATE AGENTS are pleased to market For Sale this MID TERRACE TWO BEDROOM PROPERTY located in Cannock. A PERFECT FIRST TIME BUYER OPPORTUNITY!

To the Ground Floor the property briefly comprises of two reception rooms suitable for both living and dining furniture, a fully fitted galley kitchen leading to an extension ideal for dining furniture.

To the First Floor having TWO DOUBLE BEDROOMS and a FOUR PIECE FAMILY BATHROOM.

Externally benefiting from having on street parking and an enclosed rear garden with patio, decking and laid to lawn areas.

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 Cannock Train Station, A460, A5 and M6 toll road linking the midlands motorway network.

Ground Floor

Living Room

12' 3" x 11' 1" (3.73m x 3.38m)

Having a wooden front entrance door, ceiling light point, laminate flooring, double glazed window to the front aspect, brick feature chimney breast, door to dining room.

Dining Room

12' 3" x 11' 8" (3.73m x 3.56m)

Having carpeted flooring, door leading to stairs for first floor, ceiling light point, radiator, electric feature wall fire, open archway into kitchen.

Kitchen / Diner

7' 2" x 24' 2" max (2.18m x 7.37m max)

Being a fully fitted modern kitchen with a range of wall, base and drawer units with laminate worktops across, sink with drainer, space and plumbing for appliances, space for fridge / freezer, integrated oven with four ring gas hob above, extractor hood, tiled splashbacks, vinyl flooring, open archway into dining area, double glazed window to the side and rear aspects, double french doors to the side aspect, velux window, ceiling light point, ceiling spotlights.

First Floor

Landing

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

Bedroom 1

12' 3" x 11' 1" (3.73m x 3.38m)

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

Bedroom 2

9' 1" x 12' (2.77m x 3.66m)

Having carpeted flooring, ceiling light point, radiator, door to storage cupboard, double glazed window to the rear aspect.

Family Bathroom

Having a WC, hand wash basin, bathtub, corner shower cubicle with glass shower screen, radiator, tiled flooring, tiled splashbacks, ceiling spotlights, double glazed window to the rear aspect.

Outside

Front

Having on street parking

Rear

Being an enclosed rear garden with patio, decking and laid to lawn areas.









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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10-12 Wolverhampton Road
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EPC Rating: D Council Tax
 Band: A

Tenure: Freehold

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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.

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