



Sevens Road, Prospect Village, Cannock Wood,  
WS12 0QA

**Offers in the Region Of £350,000**



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Occupying an enviable plot and being situated in the sought after Prospect Village of Cannock Wood lies this wonderful detached bungalow that has incredible potential and must be viewed to be fully appreciated.

Internally this home comprises a large welcoming hallway, spacious living room, additional dining space and kitchen with space for appliances. There is also two generous bedrooms, a bathroom and lastly a conservatory with doors into the garden.

Outside is really where this property separates itself from competition as you have a charming rear garden, beautiful mature fore garden, a garage and parking for multiple vehicles.

You access the property via a private road with only two properties there. The potential and scope on offer is a real rarity in this location and also the added benefit of NO ONWARD CHAIN.

Nearby amenities include Cannock Chase, Beau Desert Gold Club, easily accessible transport links and highly regarded schools.

CALL NOW TO VIEW!!!











## Property Specification

NO ONWARD CHAIN  
SOUGHT AFTER PRIVATE LOCATION  
ENVIABLE PLOT SIZE  
LARGE LIVING ROOM  
TWO DOUBLE BEDROOMS

### Hall

Living Room 5.86m (19'3") x 4.34m (14'3")

Dining Room 4.34m (14'3") x 3.44m (11'3")

Kitchen 3.71m (12'2") x 2.56m (8'5")

Conservatory 3.90m (12'10") x 2.95m (9'8")

Utility Room 2.56m (8'5") x 2.28m (7'6")

Bedroom 1 3.71m (12'2") x 3.19m (10'5") max

Bedroom 2 2.79m (9'2") x 2.77m (9'1")

### Bathroom

W/C

Garage

### Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.  
Came on the market:

### Viewer's Note:

Services connected:  
Council tax band: D  
Tenure: Freehold years remaining, lease from  
Ground Rent: £0  
Service Charge: £0  
Restrictions:

# Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only



## Energy Efficiency Rating

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             |         | 85 B      |
| 69-80 | C             | 71 C    |           |
| 55-68 | D             |         |           |
| 39-54 | E             |         |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |

## Map Location

