



Stafford Road,
Cannock, WS11 4AX

£260,000

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Paul Carr Estate Agents are delighted to present this substantially extended and beautifully presented three-bedroom semi-detached home, ideally situated on the sought-after Stafford Road in Huntington. Offering excellent access to a range of local amenities and attractions, including Cannock Chase Hospital, the McArthurGlen Designer Outlet, and the renowned Cannock Chase Area of Outstanding Natural Beauty, this property is perfectly placed for both convenience and leisure.

Families will also appreciate the property's location within highly regarded school catchment areas, making it an ideal choice for those with children. For commuters, Stafford Road provides excellent transport links to the A34, M6, and M6 Toll, along with easy access to Cannock railway station, offering direct services to Birmingham, Stafford, and beyond.

The property boasts a private front driveway and a welcoming entrance hall, complete with a guest cloakroom and internal access to the garage. The ground floor offers an open plan Lounge-Diner, a contemporary breakfast kitchen fitted with modern units and a breakfast bar, adjacent utility room as well as rear conservatory. Upstairs, you'll find three generously proportioned double bedrooms, including a principal bedroom with en-suite shower room and a family bathroom to complete the first-floor accommodation.

Offered to the market chain-free, this superb home must be viewed to fully appreciate the quality of finish and the impressive space on offer.





Property Specification

Generously Extended Three Bedroom Family Home
 26ft+ Lounge-Diner
 Modern Fitted Kitchen-Diner
 Rear Conservatory
 17ft+ Garage
 Generous Rear Garden With Additional Gated Workshop

Lounge-Diner 26' 7" x 11' 4" (8.09m x 3.46m)

Breakfast Kitchen 16' 8" x 16' 0" (5.07m x 4.88m)

Utility 4' 9" x 7' 9" (1.45m x 2.36m)

Conservatory 16' 0" x 9' 7" (4.88m x 2.93m)

Garage 17' 9" x 8' 0" (5.42m x 2.44m)

Lean-To 9' 7" x 3' 8" (2.91m x 1.12m)

First Floor Landing

Bedroom One 13' 7" x 10' 9" (4.14m x 3.28m)

En-suite 7' 0" x 6' 10" (2.14m x 2.09m)

Bedroom Two 10' 2" x 11' 6" (3.11m x 3.5m)

Bedroom Three 11' 7" x 8' 5" (3.53m x 2.57m)

Family Bathroom 7' 1" x 9' 7" (2.16m x 2.91m)

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: 7th May 2025

Viewer's Note:

Services connected: Gas, Electricity, Water, Drainage
 Council tax band: C
 Tenure: Freehold

Floor Plan

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

Energy Efficiency Rating

New
Instruction
Awaiting
E.P.C.

Map Location

