



Kingfisher Drive, Hednesford
Cannock, WS12 1LN

£150,000

Paul Carr Estate Agents are delighted to present this spacious and beautifully modernised two-bedroom first-floor apartment, perfectly situated on the sought-after Kingfisher Drive in Hednesford.

Thoughtfully updated and generously proportioned throughout, the property opens with an entrance hall leading to a bright and airy 13ft+ lounge-diner - an ideal setting for both relaxation and entertaining, with ample space for a dining table and comfortable living area. The contemporary kitchen is well appointed with modern wall and base units and benefits from dual-aspect windows, creating a light and practical cooking space.

The apartment continues to impress with two generously sized double bedrooms and a recently fitted family bathroom, complete with a stylish white suite, contemporary fixtures and fittings, and herringbone-effect flooring.

Externally, residents can enjoy well-maintained communal gardens and green spaces to the rear, offering a peaceful outdoor environment. The property also benefits from a single garage, providing valuable off-road parking or secure storage.

Tenure: We can confirm the property is Commonhold.

Council Tax Band: We can confirm the Council Tax Band is B.

Services Connected: Gas, Electricity, Water, Drainage.

Viewings: Strictly via appointment through our Cannock Residential Sales Department on 01543 398968

or via Cannock@paulcarrestateagents.co.uk



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Entrance Hall

Lounge

13' 9" x 13' 7" (4.18m x 4.15m)

Kitchen

10' 7" x 7' 10" (3.22m x 2.40m)

Bedroom One

14' 0" x 10' 4" (4.27m x 3.15m)

Bedroom Two

10' 0" x 11' 2" (3.04m x 3.40m)

Bathroom

6' 10" x 7' 10" (2.09m x 2.40m)

Garage

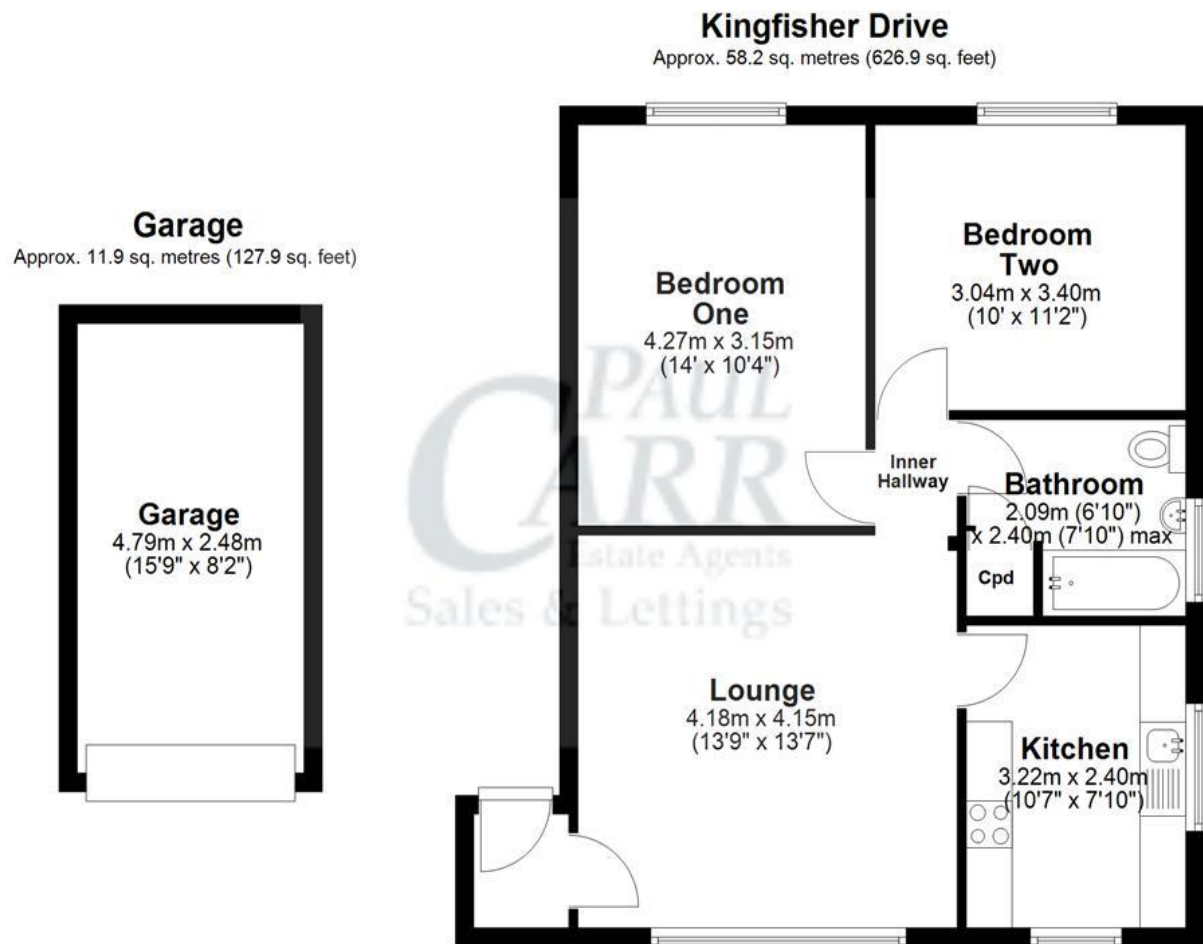
15' 9" x 8' 2" (4.79m x 2.48m)





Floor Plan

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

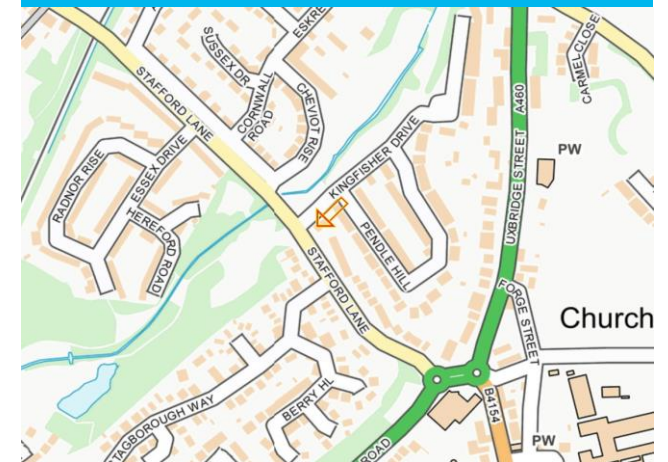


Total area: approx. 70.1 sq. metres (754.7 sq. feet)

Energy Performance Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Map Location







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: 14th November 2025