

Rawnsley Road | Hednesford, Cannock | WS12 1RD Offers Over £375,000



## Summary

1/3 ACRE (HAD PREVIOUS STABLES AND PADDOCK WITH DIRECT ACCESS ON HEDNESFORD HILLS AT REAR) \*\* BUILT IN 1881 \*\* EARLY VIEWING ADVISABLE \*\* FABULOUS VIEWS \*\* VIEWING ESSENTIAL \*\*

Webb' have pleasure in offering this very well presented Victorian Cottage situated in a highly sought after location with superb elevated views across Cannock Chase. This deceptively spacious family home has been very well maintained and upgraded by the current owners, situated in An Area Of Outstanding Natural Beauty, with direct access onto the Hednesford Hills to the rear. Having a wealth of character and original features Throughout. Briefly comprising; entrance hallway, lounge/snug, lounge diner, sitting room / Bedroom Four conservatory, refitted kitchen, guest WC, rear lobby, three double bedrooms, refitted luxury bathroom ample road aparking and extensive private rear gardens. The viewer will not be disappointed with the standard of this desirable accommodation.

## **Key Features**

- STUNNING COTTAGE
- SHOWHOME STANDARD
- SUBSTANIAL GARDENS
- EXTENDED
- VIEWING ADVISED

## **Rooms and Dimensions**

AWAITING VENDOR APPROVAL

ENTRANCE HALLWAY

**DINING ROOM / SNUG** 11'0" x 11'0" (3.36m x 3.37m)

GENEROUS LOUNGE DINER 20'6" x 12'0" (6.25m x 3.66m )

**BEDROOM FOUR / SITTING ROOM** 16'6" x 8'3" (5.03m x 2.54m)

**CONSERVATORY** 11'4" x 7'2" (3.45m x 2.18m )

**REFITTED KITCHEN** 14'0" x 8'2" (4.27m x 2.49m )

REAR LOBBY

GUEST WC

- DECEPTIVELY SPACIOUS
- SOUGHT AFTER LOCATION
- REFITTED MODERN KITCHEN
- CONSERVATORY

## LANDING

BEDROOM ONE 11'2" x 11'0" (3.40m x 3.35m)

BEDROOM TWO 11'2" x 11'2" (3.40m x 3.40m)

**BEDROOM THREE** 12'8" x 8'0" (3.86m x 2.44m )

**FAMILY BATHROOM** 9'1" x 8'3" (2.77m x 2.51m )

SUBSTANIAL REAR GARDEN

PRIVATE DRIVEWAY

COAL MINING CONNECTIVITY: PARKING









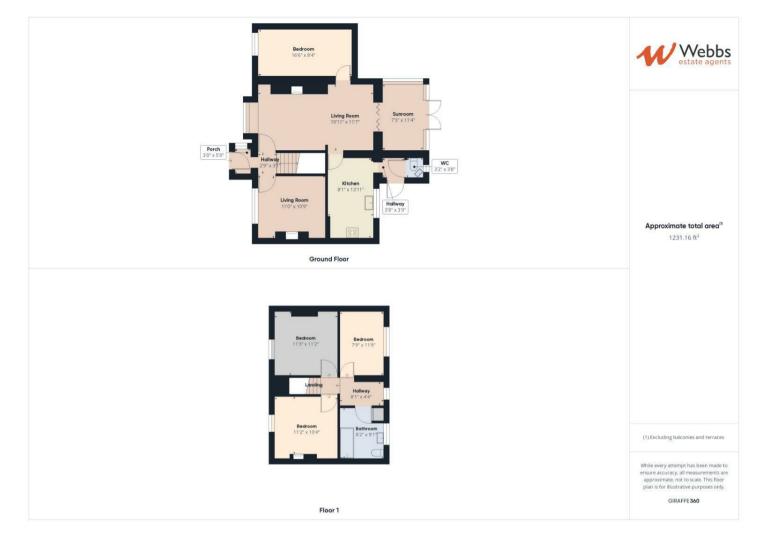




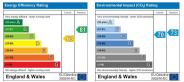








Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.



153 Avon Road, Cannock, WS11 1LF Tel: 01543 468846 | Email: sales@webbsestateagents.co.uk | www.webbestateagents.co.uk

