



Webbs

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**Stafford Street | Heath Hayes, Cannock | WS12 2EH**

**Open To Offers £238,000**

 **Webbs**  
estate agents

## Summary

\*\* NO CHAIN \*\* MOTIVATED SELLER \*\* VIEWING IS STRONGLY ADVISED \*\* OUTSTANDING POTENTIAL \*\* DOUBLE DETACHED GARAGE \*\* PRIME SCHOOL CATCHMENT \*\* DECEPTIVELY SPACIOUS \*\*

DOUBLE FRONTED EARLY 1900'S DETACHED HOUSE \*\* NO ONWARD CHAIN \*\* EXTENDED \*\* THREE DOUBLE BEDROOMS \*\* THREE RECEPTION ROOMS \*\* CORNER PLOT \*\* OFF ROAD PARKING TO FRONT AND REAR \*\* DETACHERD DOUBLE GARAGE \*\* KITCHEN BREAKFAST ROOM \*\* UTILITY AND DOWNSTAIRS BATHROOM \*\* EN SUITE \*\* EXCELLENT SCHOOL CATCHMENTS \*\* IDEAL FOR LOCAL SHOPS \*\* VIEWING STRONGLY RECOMMENDED \*\*

Webbs Estate Agents are pleased to offer for sale traditional corner positioned home offering generous living accommodation and ideal for village shops, amenities, schools and great transport links.

In brief consisting of side entrance into a sitting room/dining room, inner hall leads to a front living room and study/office, utility room, family bathroom and a kitchen breakfast room.

To the first floor there are a further three double bedrooms with the main bedroom having an en-suite, externally this property offers ample space with parking the front , side access to the rear of the property. A driveway and double detached garage can also be accessed at the rear of property also. For a viewing contact Cannock branch on 01543 468846.

## Key Features

- TRADITIONAL EXTENDED DETACHED HOUSE
- CONVENIENT LOCATION FOR SHOPS, SCHOOLS AND AMENITIES
- BREAKFAST KITCHEN AND UTILITY ROOM
- FRONT AND REAR DRIVEWAYS
- DOUBLE GLAZING
- NO ONWARD CHAIN
- THREE RECEPTION ROOMS
- BATHROOM AND EN SUITE
- DETACHED DOUBLE GARAGE
- GAS CENTRAL HEATING

## Rooms and Dimensions

### Side Entrance hall

#### Sitting room/dining room

10'7" x 9'9" (3.25m x 2.99m)

#### Inner hallway

#### Living room

9'10",272'3" x 10'6" (3,83m x 3.22m)

#### Study/office

8'7" x 7'11" (2.62m x 2.42m)

#### Utility room

#### Kitchen/breakfast area

16'8" x 6'0" (5.09m x 1.84m)

#### Downstairs bathroom

5'9" x 7'7" (1.76m x 2.32m)

### First floor landing

#### Bedroom one

9'3" x 10'3" (2.84m x 3.14m)

#### En suite

4'3" x 10'2" (1.32m x 3.11m)

#### Bedroom Two

13'11" x 8'0" (4.26m x 2.44m)

#### Bedroom Three

12'9" x 10'7" (3.90m x 3.24m)

#### Front driveway

#### Rear driveway

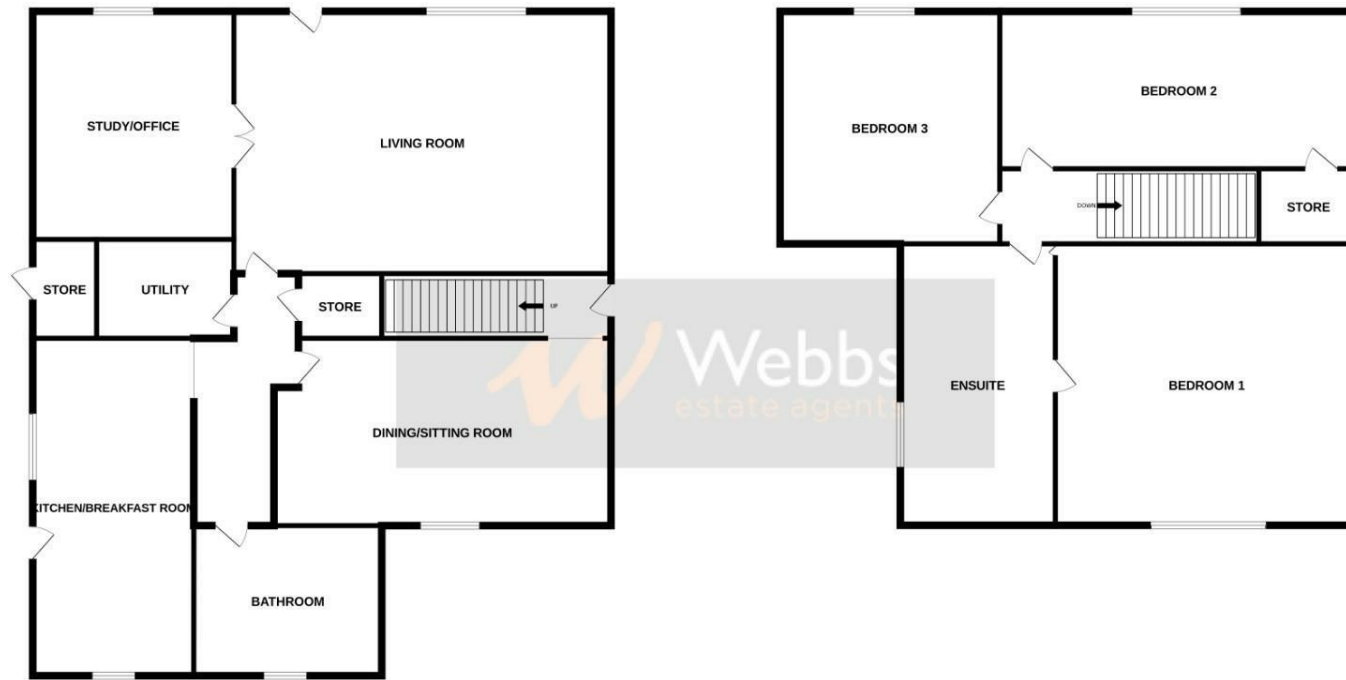
#### Detached double garage





GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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