



Webbs

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Acorn Close | Cannock | WS11 7WF

£88,000

 Webbs
estate agents

Summary

**** CASH BUYERS ONLY ** VERY WELL PRESENTED ** FIRST FLOOR ** TWO BEDROOMS ** OPEN PLAN LIVING SPACE ** MODERN KITCHEN ** POPULAR LOCATION ** EASY ACCESS TO LOCAL SHOPS AND AMENITIES ** EXCELLENT TRANSPORT LINKS ** ALLOCATED PARKING ** VIEWING STRONGLY ADVISED ****

Webbs Estate Agents are pleased to offer for sale a VERY WELL PRESENTED first-floor apartment offering easy access to the local Nature Reserve, shops, amenities, transport links and within walking distance to the Designer Shopping Village.

In brief consisting of communal entrance with intercom entry system, the apartment has entrance hallway, spacious open plan living area with modern kitchen, two bedrooms and a bathroom, the property has been vastly improved by its current owners and VIEWING IS STRONGLY ADVISED. FIXTURES, FITTINGS AND FURNITURE CAN BE INCLUDED (Subject to sellers inventory)

Key Features

- CASH BUYERS ONLY
- TWO BEDROOMS
- ALLOCATED PARKING SPACE
- COMMUNAL GARDENS
- VERY WELL PRESENTED
- FIRST FLOOR APARTMENT
- OPEN PLAN LIVING
- MODERN KITCHEN
- CLOSE TO LOCAL SHOPS AND AMENITIES
- VIEWING STRONGLY ADVISED

Rooms and Dimensions

SECURE COMMUNAL ENTRANCE

ENTRANCE HALLWAY

OPEN PLAN LOUNGE AND KITCHEN

LIVING AREA

15'0" x 10'5" (4.58 x 3.18)

KITCHEN AREA

9'10" x 8'2" (3.02 x 2.50)

BEDROOM ONE

9'5" x 9'4" (2.88 x 2.85)

BEDROOM TWO

7'5" x 7'8" (2.27 x 2.35)

BATHROOM

COMMUNAL GARDENS

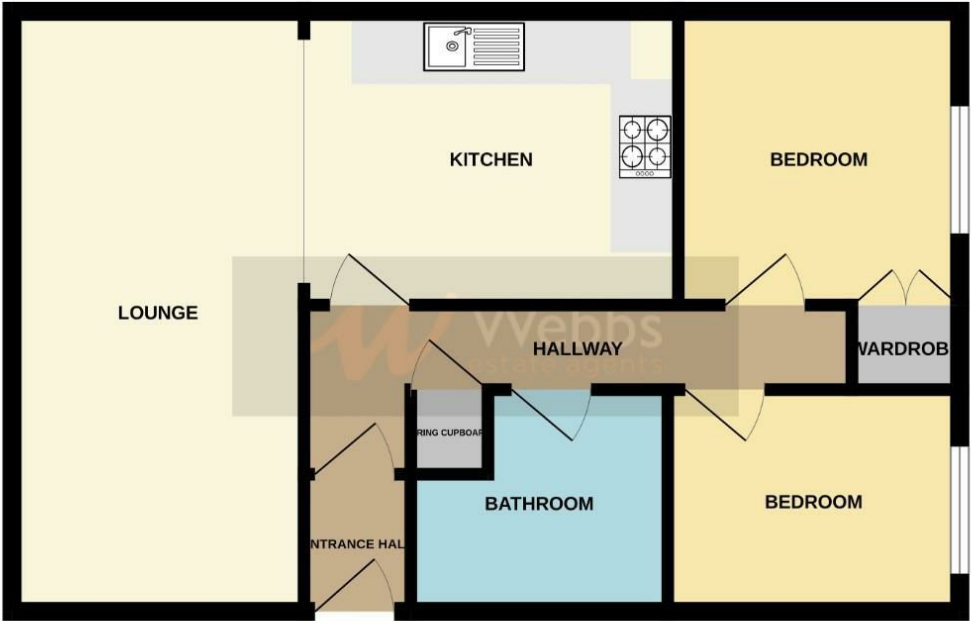
ALLOCATED PARKING

Identification checks - C





GROUND 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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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.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Minimum	Current	Minimum
Best energy efficient - least energy costs 91-100 A 81-90 B 71-80 C 61-70 D 51-60 E 41-50 F 31-40 G 21-30 S Not energy efficient - higher energy costs		Most environmentally friendly - lower CO ₂ emissions 101-149 A 81-100 B 61-80 C 41-60 D 21-40 E 1-20 F 1-20 G Not environmentally friendly - higher CO ₂ emissions	
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	