



**Kings Croft | Wimblebury / Heath Hayes, Cannock | WS12 2GT**  
**Offers Over £385,000**



## Summary

**\*\* WELL PRESENTED DETACHED HOME \*\* FOUR BEDROOMS \*\* EN-SUITE TO MASTER \*\* WELL EQUIPPED KITCHEN DINER \*\* LARGE CONSERVATORY \*\* SPACIOUS LOUNGE \*\* ENVIABLE SIZED REAR GARDEN \*\* EXCELLENT SCHOOLS AND TRANSPORT LINKS \*\* QUIET CUL-DE-SAC LOCATION \*\* VIEWING ADVISED \*\*\*\* NO CHAIN \*\***

Webbs Estate Agents are pleased to offer for sale a spacious detached family home in a quiet cul-de-sac location with excellent schools, transport links and being ideal for Cannock Chase.

In brief consisting of entrance hallway, guest WC, a spacious lounge with access to the large conservatory which overlooks the rear garden, a large well-equipped kitchen diner and a utility room which was formerly the garage.

To the first floor there are four bedrooms, family bathroom and en-suite shower room, the property has a large rear garden mainly laid to lawn with patio seating area, ample off-road parking is provided by the driveway, **VIEWING STRONGLY ADVISED**

## Key Features

- DETACHED FAMILY HOME
- EN-SUITE SHOWER ROOM
- CONSERVATORY
- EXCELLENT LOCATION
- ENVIABLE SIZED REAR GARDEN
- FOUR BEDROOMS
- LARGE LOUNGE
- LARGE KITCHEN DINER
- CLOSE TO CANNOCK CHASE
- VIEWING STRONGLY ADVISED

## Rooms and Dimensions

### ENTRANCE HALLWAY

### GUEST WC

### SPACIOUS LOUNGE

14'3 x 13'1 (4.34m x 3.99m)

### LARGE CONSERVATORY

20'0 x 8'10 (6.10m x 2.69m)

### WELL EQUIPPED KITCHEN DINER

25'4 x 9'2 (7.72m x 2.79m)

### LARGE UTILITY ROOM

10'11 x 8'1 (3.33m x 2.46m)

### LANDING

### BEDROOM ONE

12'4 x 10'7 (3.76m x 3.23m)

### EN-SUITE SHOWER ROOM

8'5 x 5'1 (2.57m x 1.55m)

### BEDROOM TWO

9'11 x 8'2 (3.02m x 2.49m)

### BEDROOM THREE

8'8 x 7'0 (2.64m x 2.13m)

### BEDROOM FOUR

8'8 x 8'4 (2.64m x 2.54m)

### FAMILY BATHROOM

8'4 x 5'3 (2.54m x 1.60m)

### LARGE REAR GARDEN

### DRIVEWAY

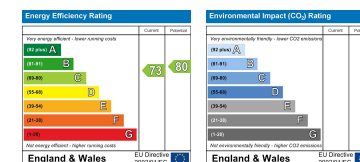
### Identification checks - C







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.



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