



Herondale | Cannock | WS12 1UF

Offers In The Region Of £180,000

 **Webbs**
estate agents

Summary

** IDEAL FIRST TIME BUYER PROPERTY ** TWO DOUBLE BEDROOMS ** SPACIOUS LOUNGE ** OPEN PLAN KITCHEN DINER ** ENCLOSED REAR GARDEN ** DRIVEWAY ** CLOSE TO HEDNESFORD TOWN CENTER AND TRAIN STATION ** EARLY VIEWING ADVISED **

WEBBS ESTATE AGENTS are pleased to offer for a modern style property in the popular location of Hednesford in brief consisting of entrance hall, open plan kitchen diner with doors opening onto the rear garden, spacious lounge with stairs rising to the first floor. To the first floor there are two double bedrooms and bathroom, externally the property has enclosed rear garden with patio seating area, gated access to the side driveway and front garden, offering easy access to Hednesford Town Center and Train station.

Key Features

- MOTIVATED SELLER
- POPULAR AND SOUGHT AFTER LOCATION
- TWO DOUBLE BEDROOMS
- OFF ROAD PARKING
- SEMI DETACHED PROPERTY
- WELL PRESENTED THROUGHOUT
- FAMILY BATHROOM
- VIEWING ADVISED

Rooms and Dimensions

Hallway

Kitchen

9'2" x 12'0" (2.80 x 3.67)

Lounge

14'2" x 12'0" (4.33 x 3.68)

Landing

Bedroom One

12'1" x 8'9" (3.69 x 2.67)

Bedroom Two

8'9" x 8'3" (2.69 x 2.52)

Bathroom

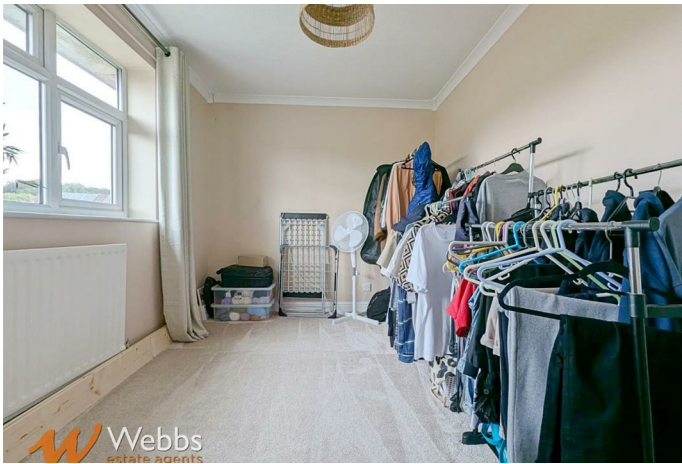
8'11" x 5'2" (2.73 x 1.60)

Driveway

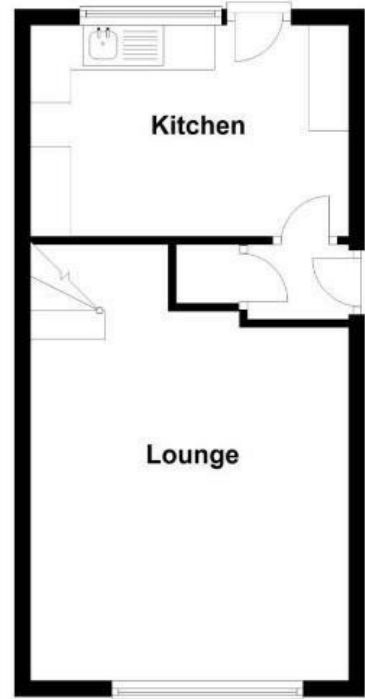
Rear Garden

Identification checks - C

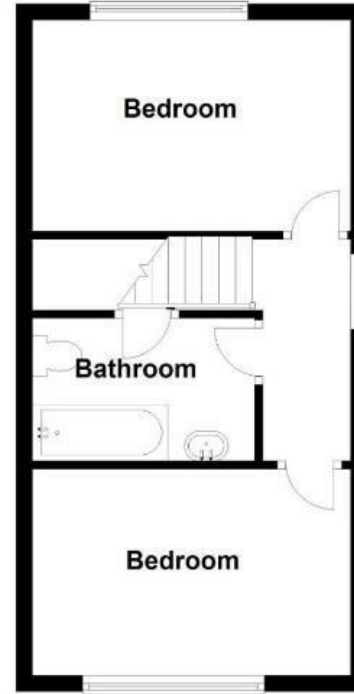




46 Herondale
Approx. 32.2 sq. metres (347.0 sq. feet)



First Floor
Approx. 31.2 sq. metres (335.9 sq. feet)



Total area: approx. 63.4 sq. metres (682.9 sq. feet)

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.

