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**Tomkinson Heights | Hednesford, Cannock | WS12 4XD**  
**Offers In The Region Of £600,000**

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estate agents



# Summary

**\*\* SIMPLY STUNNING \*\* ENVIABLE POSITION AND PLOT \*\* FOUR GENEROUS BEDROOMS \*\* MASTER WITH DRESSING AREA AND EN-SUITE \*\* THREE GENEROUS RECEPTION ROOMS \*\* OUTSTANDING OPEN PLAN KITCHEN, FAMILY AND DINING ROOM \*\* DETACHED DOUBLE GARAGE \*\* EXCELLENT SCHOOLS AND TRANSPORT LINKS \*\* VIEWING ESSENTIAL \*\* EVA CHARGER \*\***

If you're looking for a family home you'll be proud of, Webbs Estate Agents are pleased to offer the impressive Winstone design from David Wilson is the house for you. From the moment you step foot into the expansive hallway, this 4 bedroom home has a real sense of space and elegance. You'll benefit from several multi-purpose rooms such as a study and separate dining room which can be used to fit in with your family's lifestyle. The impressive open-plan kitchen with family & breakfast areas and the dual aspect lounge both feature French doors leading to the rear garden, allowing the outside to flow in. Upstairs are 4 impressive bedrooms, the main bedroom with dressing area and en suite and all offering spaces for wardrobes, ensuring clutter-free living at its finest. The family bathroom also includes both a bath and a shower. The enclosed rear garden has a patio seating area with ample off road parking provided by a detached double garage and a large driveway. **EARLY VIEWING ESSENTIAL**

# Key Features

- STUNNING DETACHED HOME
- THE MASTER BEDROOM HAS DRESSING ROOM AND EN-SUITE
- CLOSE TO CANNOCK CHASE
- THREE GENEROUS RECEPTION ROOMS
- ENCLOSED REAR GARDEN
- FOUR GENEROUS BEDROOMS
- EXCELLENT SCHOOL CATCHMENTS
- ENVIABLE OPEN PLAN KITCHEN, DINING AND FAMILY ROOM
- DETACHED DOUBLE GARAGE AND LARGE DRIVEWAY
- EV CHARGER

# Rooms and Dimensions

## STUNNING ENTRANCE HALLWAY

### LARGE LOUNGE

16'8 x 11'11 (5.08m x 3.63m)

### DINING ROOM

14'0 x 10'11 (4.27m x 3.33m)

### OFFICE

8'2 x 11'5 (2.49m x 3.48m)

### STUDY

6'11 x 9'2 (2.11m x 2.79m)

### OPEN PLAN KITCHEN

10'1 x 8'11 (3.07m x 2.72m)

### UTILITY

5'1 x 7'2 (1.55m x 2.18m)

### GUEST WC

### GALLERY LANDING

### BEDROOM ONE WITH DRESSING AREA

13'8 x 11'9 (4.17m x 3.58m)

### EN-SUITE BATHROOM

6'11 x 8'5 (2.11m x 2.57m)

### BEDROOM TWO

10'3 x 12'0 (3.12m x 3.66m)

### EN-SUITE SHOWER ROOM

2'11 x 8'9 (0.89m x 2.67m)

### BEDROOM THREE

10'7 x 11'8 (3.23m x 3.56m)

### BEDROOM FOUR

10'9 x 9'6 (3.28m x 2.90m)

### FAMILY BATHROOM

7'0 x 6'7 (2.13m x 2.01m)

### DETACHED DOUBLE GARAGE AND LARGE DRIVEWAY

17'0 x 17'7 (5.18m x 5.36m)

### ENCLOSED REAR GARDEN

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.

