



Pye Green Road | Cannock | WS11 5RZ  
Offers In The Region Of £189,950

 **Webbs**  
estate agents



## Summary

**\*\* IMMACULATE SPACIOUS SEMI DETACHED HOME \*\* TWO DOUBLE BEDROOMS \*\* BREAKFAST KITCHN \*\* GOOD SIZED LOUNGE \*\* UTILITY ROOM \*\* FAMILY BATHROOM \*\* HIGHLY DESIRABLE LOCATION \*\***

WEBBES ESTATE AGENTS are delighted to welcome to market this refreshingly well presented two bed semi detached family home . All the rooms are well proportioned perfect for a ftb and growing families . The property briefly comprises of a good sized lounge, breakfast kitchen , utility room on the first floor there are two double bedrooms and a family bathroom

EXTERNALLY

The property sits on a good sized corner plot the front garden wraps around the from front to rear . The rear garden is fully enclosed

There is huge potential to extend due to the plot the house sits upon

All local amenities are just a stones throw away . Cannock town centre is a 5 minute walk as well as the local leisure centre and swimming baths.

**\*\* VIEWING IS ESSENTIAL TO APPRECIATE THE SIZE AND LOCATION \*\***

## Key Features

- TWO DOUBLE BEDROOMS
- BREAKFAST KITCHEN
- UTILITY ROOM
- ENCLOSED REAR GARDEN
- CORNER PLOT
- SPACIOUS LOUNGE
- FAMILY BATHROOM
- WALKING DISTANCE TO CANNOCK TOWN

## Rooms and Dimensions

### Premium Conveyancing

#### ENTRANCE HALLWAY

#### LOUNGE

14'8" x 9'11" (4.48 x 3.040)

#### BREAKFAST KITCHEN

9'11" x 13'6" (3.047 x 4.131)

#### UTILITY ROOM

6'8" x 5'7" (2.045 x 1.718)

#### MASTER BEDROOM

14'10" x 10'1" (4.534 x 3.095)

#### BEDROOM TWO

13'6" x 9'8"v (4.129 x 2.963v)

#### FAMILY BATHROOM

#### EXTERNALLY

#### FRONT & SIDE GARDENS

#### FULLY ENCLOSED REAR GARDEN

#### Identification checks - C









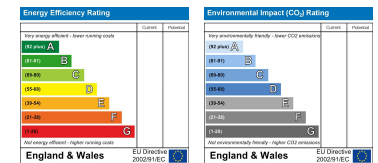
GROUND FLOOR

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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