



Webbs
Helping people move since 1994

Pendle Hill | Hednesford, Cannock | WS12 1LW
Offers In The Region Of £300,000

 **Webbs**
estate agents

Summary

Nestled in a popular residential area, this spacious and well-maintained three-bedroom detached home offers a family-friendly setting. Situated on Pendle Hill, Hednesford, the property boasts excellent transport links and is within the catchment area of highly regarded local schools, making it ideal for families and commuters alike.

Internally, the home has been extended, featuring a modern kitchen with ample storage and workspace with an opening to the dining room, the property also benefits from a generous lounge.

Upstairs, you'll find three well-proportioned bedrooms and a stylish refitted shower room, finished to a high standard.

Externally, the property continues to impress with a private, enclosed, mature well well-stocked rear garden with patio seating area and giving access to the garage which provides ample off-road parking coupled with the driveway;

EARLY VIEWING ADVISED

Key Features

- DESIRABLE LOCATION
- LARGE LOUNGE
- MATURE ENCLOSED REAR GARDEN
- REFITTED SHOWER ROOM
- IDEAL FOR CANNOCK CHASE
- THREE BEDROOM DETACHED HOME
- EXCELLENT SCHOOLS AND TRANSPORT LINKS
- EXTENDED KITCHEN WITH OPENING TO THE DINING ROOM
- GARAGE AND DRIVEWAY
- EARLY VIEWING ADVISED

Rooms and Dimensions

ENTRANCE PORCH

SPACIOUS LOUNGE

18'10" x 12'2" (5.749 x 3.710)

DINING ROOM

13'11" x 8'9" (4.242 x 2.670)

MODERN KITCHEN

17'4" x 9'0" max measurements (5.297 x 2.761 max measurements)

LANDING

BEDROOM ONE

12'2" x 11'1" (3.716 x 3.400)

BEDROOM TWO

12'3" x 9'0" (3.747 x 2.761)

BEDROOM THREE

8'5" x 7'4" (2.573 x 2.249)

REFITTED SHOWER ROOM

5'11" x 6'2" (1.806 x 1.882)

GARAGE

17'9" x 7'10" (5.429 x 2.402)

MATURE 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.

