



Stafford Street
Heath Hayes

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Lovett&Co. Estate Agents are pleased to offer for sale this superbly presented three bedroom detached family home which was built in 2019.

The property is finished to a modern high standard throughout and briefly comprises: entrance hallway, front lounge, large rear open plan kitchen-diner, utility, guest WC, landing, family bathroom, three well proportioned bedrooms with an en-suite shower room to the master.

Externally there is a block paved driveway with parking for at least four vehicles as well as a stunning landscaped rear garden which collects the sun throughout the day, with patio and lawn areas, ideal for entertaining and for families to play.

The property is located in Heath Hayes, Cannock, just 5 minutes from Cannock Chase, an area of outstanding natural beauty. The property benefits from good local schooling, supermarket, post office, dentist and bus routes all within walking distance. Its location provides ease of access to Cannock town centre and commuter routes including A460, A5 and M6 toll road linking the Midlands motorway network.

RECEPTION HALL:

Composite entrance door, laminate flooring, radiator, light points, stairs to the first floor, doors to the lounge, WC and kitchen-diner.

LOUNGE:

12' 10" (max) x 11' 5" (3.92m x 3.47m)

Laminate flooring, ceiling light point, radiator, window to the front with bespoke fitted shutters.

KITCHEN-DINER:

16' 2" x 12' 6" (4.92m x 3.80m)

A range of matching base cabinets and wall-units whilst a one-and-a-half bowl stainless steel sink with pull-out chrome mixer tap, wood-effect work tops with tiled splash-back, integrated cooker, and four ring gas hob with stainless-steel extractor hood, space for a fridge-freezer, dishwasher, laminate wood-effect flooring, recessed ceiling spotlights and a radiator, window and French doors to the rear garden, door to the utility.

UTILITY:

Further range of wall and base units with cabinets, work tops with space beneath for a washing machine and dryer, wall mounted gas boiler, radiator, door to the side.

GUEST WC:

Suite comprising: low level WC, cabinets wash hand basin, heated towel rail, light point and extractor.

FIRST FLOOR LANDING:

Carpeted flooring, ceiling light point, doors off to three bedrooms, family bathroom and loft access hatch.

BEDROOM ONE:

16' 2" x 12' 3" (4.92m x 3.74m)

Built in wardrobes, carpeted flooring, radiator, ceiling light point, windows to the rear and door to the en-suite.

EN-SUITE SHOWER:

Modern fitted suite comprising: shower cubicle, wash hand basin, low level WC, window to the side.





BEDROOM TWO:

13' 0" x 8' 2" (3.97m x 2.48m)
 Carpeted flooring, ceiling light point, radiator,
 window to front.

BEDROOM THREE:

9' 9" x 7' 8" (2.96m x 2.33m)
 Built in cupboard, carpeted flooring, ceiling light
 points, radiator and window to the front.

FAMILY BATHROOM:

White suite comprising: bath, separate walk in
 shower cubicle, cabinet wash hand basin, low
 level W/C, heated chrome towel rail, window to
 the side.



VIEWING:

Please contact us on 01543 889410 if you would
 like to arrange a viewing appointment for this
 property or require further information.

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