



**Watermint Close
Wimblebury**

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Lovett&Co. Estate Agents are pleased to offer for sale this outstanding four bedroom detached house, set on a sought after cul-de-sac.

The property has been tastefully decorated and finished to a high standard, the ground floor features a superb contemporary open plan living space with a recently fitted high spec kitchen and dining area with feature bi-folding doors to the garden. There is a beautifully presented lounge to the rear, bright and airy inviting entrance hallway and guest w/c. Upstairs are four bedrooms with en-suite to the master, family bathroom and landing.

Externally is there is a driveway with off road parking and a converted detached garage with lighting and power which could be used as an office, gym or bar etc. To the rear is a good sized private and enclosed garden which features a large decked patio area and lawn.

Other benefits include central heating and double glazing throughout.

It is situated in Wimblebury on the outskirts of Cannock, which offers a wide range of amenities, whilst also being a minute away from Cannock Chase, an area of outstanding natural beauty. Commuter benefits include A5, A34 and M6 Toll road linking the Midlands motorway network with both bus and train routes also available from Cannock town centre.

RECEPTION HALL:

Front entrance door, laminate flooring, useful storage cupboard, ceiling light point, carpeted stairs to first floor accommodation and doors to kitchen and guest w/c.

OPEN PLAN KITCHEN-DINER:

6.67m x 3.60m

Spacious open plan living space incorporating the kitchen and dining area, it features laminate flooring, vertical radiator, recessed spot lights, door to lounge and bi-folding doors to the garden. The kitchen area features a range of matching wall and base units incorporating cabinets, cupboards, drawers and work surfaces, inset Belfast sink and drainer with mono tap, integrated oven, four ring gas hob with extractor over, space and plumbing for further appliances.

LOUNGE:

5.92m x 3.18m

Laminate flooring, TV & phone sockets, coving, recessed spot lights, radiator and window to rear.

FIRST FLOOR LANDING:

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

MASTER BEDROOM:

2.91m x 2.82m

Built in wardrobe, laminate flooring, radiator, recessed spot lighting, door to en-suite and window to rear.

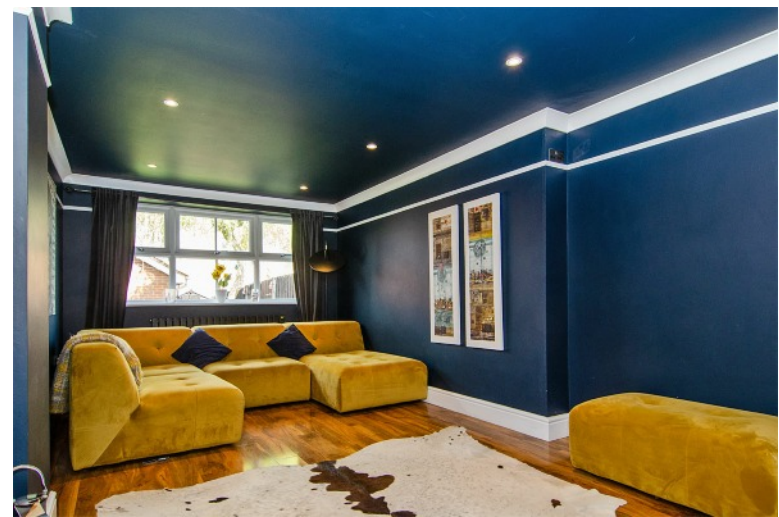
EN-SUITE:

White suite comprising: shower cubicle, cabinet wash hand basin, w/c, heated towel rail, tiled walls and flooring, ceiling light point and window to side.

BEDROOM TWO:

3.24m x 3.61m

Built in wardrobe, carpeted flooring, ceiling light point, radiator and window to rear.





BEDROOM THREE:

3.27m x 1.82m

Carpeted flooring, window to front, ceiling light points and radiator.

BEDROOM FOUR:

3.01m x 1.71m

Carpeted flooring, window to rear, ceiling light points and radiator.

FAMILY BATHROOM:

White suite comprising: bath with shower over screen, pedestal wash hand basin, W/C, half height wall tiling, laminate flooring, radiator, window to rear and ceiling light point.

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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