



**Connells**

Freeman Drive  
Hednesford, Cannock



### Ground Floor

#### Entrance Hallway

Having a double glazed front entrance door, radiator, ceiling light point, stairs to first floor and doors to lounge and WC

#### Lounge

Having double glazed windows to the front and side aspects, radiator, ceiling light point and door to kitchen/diner

#### W.C

Having a WC, wash hand basin, ceiling light point

#### Kitchen/Diner

Being a fitted kitchen with a range of wall, base and drawer units with laminate work surfaces and having a double glazed window to the front aspect, sink/ drainer, electric oven with gas hobs and cooker-hood over, plumbing for the washing machine, space for appliances, ceiling light point, storage cupboard, space for dining furniture, double glazed window to the rear aspect and double glazed patio doors to the rear garden



## First Floor

### Landing

Having a double glazed window to the rear aspect, large storage cupboard, carpeted flooring, ceiling light point, loft access, double glazed window to the rear aspect and doors to bedrooms and bathroom

### Bedroom 1

Having a double glazed window to the front aspect, radiator, ceiling light point and door to en-suite

### En-Suite

Having a double glazed window to the side aspect, WC, wash hand basin, shower cubicle, radiator and ceiling light point

### Bedroom 2

Having a double glazed window to the rear aspect, radiator, ceiling light point and carpeted flooring

### Bedroom 3

Having a double glazed window to the front aspect, radiator, ceiling light point and carpeted flooring

### Bathroom

Having a double glazed window to the rear aspect, WC, wash hand basin, part tiled walls, extractor fan, bath with shower over, radiator, ceiling light point

## Outside

### Front

Having a tarmac driveway to the side suitable for multiple vehicles and side access to the rear via gate

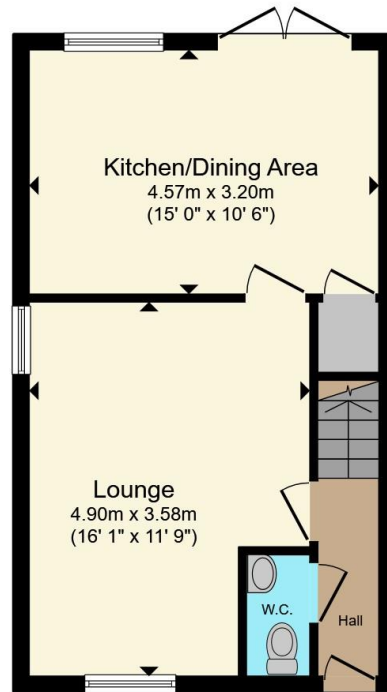
### Rear

Having a paved patio area, laid to lawn, paved pathway leading to rear decking area for seating, raised railway sleepers with a range of floral displays, paneled fencing and side access to the front via gate

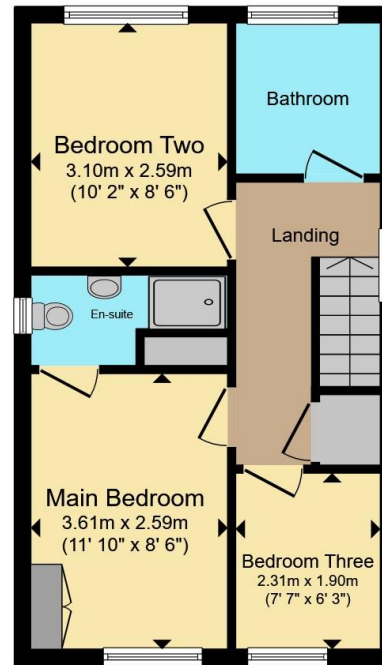








**Ground Floor**



**First Floor**

Total floor area 74.9 m<sup>2</sup> (807 sq.ft.) approx

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EPC Rating: B Council Tax  
 Band: C

Tenure: Freehold

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