



CHARIOT ESTATES

INDEPENDENT ESTATE AGENTS



1 Lakeside Drive, Norton Canes, Cannock, WS11 9RH

£330,000

- A fantastic extended semi-detached Dorma bungalow
- Lounge with extended dining / family space
- Spacious 1st floor master bedroom
- Three ground floor bedrooms with a recently re-fitted family bathroom
- Ample off road parking & Close to Chasewater
- Newly fitted kitchen
- Near commuter routes, bus routes & schools
- En-suite & dressing room to master
- Car port, converted garage and good size garden
- EPC C & Council tax band C

1 Lakeside Drive, Cannock WS11 9RH

Chariot Estates are pleased to market this fantastic extended four bedroom semi-detached Dorma style bungalow nestled on the tranquil Lakeside Drive in Norton Canes, this property has been thoughtfully extended to provide ample living space for families or those seeking a peaceful retreat.

The bungalow features a welcoming reception room, perfect for entertaining guests or enjoying quiet evenings at home. With three well-proportioned ground floor bedrooms, including a magnificent additional master suite complete with an en-suite bathroom and spacious dressing room, this home caters to both relaxation and practicality. The additional bedrooms are versatile, ideal for children, guests, or even a home office.

Built in 1962, this property retains a sense of character while benefiting from modern enhancements. Its location is particularly advantageous, being in close proximity to local schools and key commuter routes, making it an excellent choice for families and professionals alike.

The surrounding area offers a serene environment, perfect for leisurely walks and outdoor activities situated close to Chasewater country park, while still being conveniently located for access to local amenities. A fabulous place where memories can be made and cherished.



Council Tax Band: C



Entrance Hallway

Having doors off to the ground floor bedrooms, lounge and bathroom, stairs off to the first floor accommodation and a radiator.

Lounge

14'10" x 11'11"

Having a remote controlled gas fueled log burner, wall mounted modern style radiator and a good sized oak framed opening through to the extension.

Extended family room/diner

21'3" x 9'11"

Having an obscure double glazed window to the side, two double glazed windows to the rear, further double glazed window to the left hand side, opening to see the kitchen, radiator, spot lights, electric points, good sized roof lantern and double glazed French doors leading to the rear garden.

Kitchen

10'2" x 8'9"

Installed recently having wall mounted and base units, roll top preparation surfaces, integrated oven and hob with extractor fan over, sink and drainer, cupboard housing the combi boiler (fitted around 3 years ago), splash back tiling, space for appliances, spot lights to ceiling, electric points, double glazed door to the side leading to the car port and a good sized Oak frame opening looking through to the extension.

Bedroom Two

14'1" x 10'6"

Having a double glazed bow window to the fore and a radiator.

Bedroom Three

10' x 7'3"

Having a double glazed bow window to the fore and a radiator.

Bedroom Four

8'1" x 9'6"

Having a double glazed window to the side and a radiator.

Family ground floor bathroom

10'1" x 5'7"

Installed just 18 months ago having a low level flush W.C, wash hand basin set into vanity unit, paneled bath with shower over, heated towel rail, obscure double glazed window to the side and full height wall tiling incorporating the flooring.

Master First Floor Bedroom

20'5" x 16'

Having a double glazed window to the rear, good size Velux to the fore, radiator, storage to the eaves, door to the dressing room and door to the En-suite.

Dressing Room

13'4" x 6'8"

Having a Velux, radiator and bespoke fitted shelves and storage to the eaves.

En-suite

9'9" x 7'9"

Having a low level flush W.C, separate shower cubicle, wash hand basin, freestanding bath, half height splash back tiling, radiator, Velux window to fore.

Rear garden

Having a paved patio area, space for two sheds, lawn, planted borders, access to converted garaged and car port and all being enclosed by a fenced perimeter.

Converted garage

19'3" x 8'10"

Having a double glazed window to fore and the side, double glazed door, lighting and electrics, useful working sink an excellent versatile space currently used as a home gym and treatment room.

Carport

Having impressive double wooden gates to the side providing additional parking and a useful undercover usable space.

Driveway

To the front of the property fully block paved with a small corner border and shrubs, there is ample parking for up to 5/6 vehicles on the property

Disclaimer

An internal viewing is highly recommended to appreciate the layout, finish and size of the property.

Due to legislation we are required to carry out anti money laundering checks on all potential buyers and their giftors at a non-refundable fee of £48 INC of VAT and £12 INC VAT for a Ofsi sanctions check.

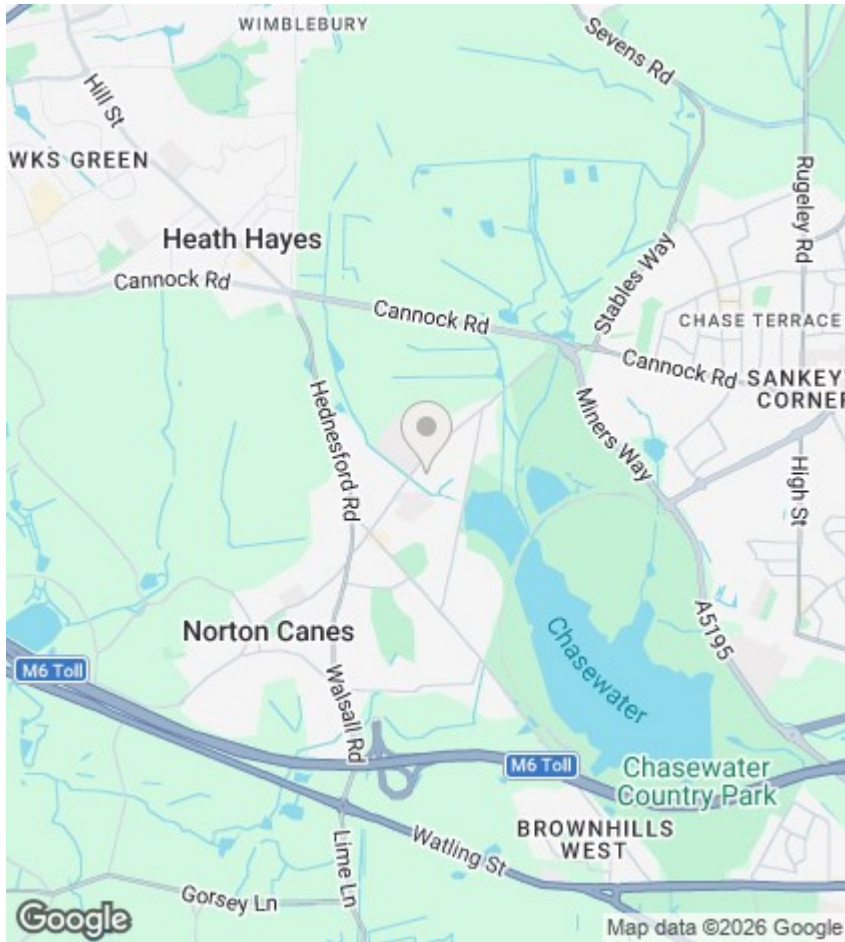
We endeavour to make our details as accurate as possible and hold no liability for any mis-guidance which may occur.

VIEWING: Strictly via Chariot Estates on 01543 68 68 77

TENURE: Freehold

E-MAIL: burntwood@chariotestates.co.uk

WEBSITE: www.chariotestates.co.uk



Directions

Viewings

Viewings by arrangement only. Call 01543 686877 to make an appointment.

EPC Rating:

C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	81
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

