

Lovett & Co.
estate agents



Gorsemoor Road
Heath Hayes



Lovett & Co. Estate Agents are delighted to offer for sale this traditional two-bedroom end-terrace house, situated in a highly sought-after location within walking distance of local schools and amenities.

Occupying a generously sized plot, the property benefits from a private rear garden, off-road parking, and a detached garage.

Internally, the accommodation comprises two spacious reception rooms, a fitted breakfast kitchen, a separate utility room, and a guest WC on the ground floor.

To the first floor, there are two double bedrooms and a large family bathroom.

This attractive home offers excellent potential and is ideally suited to first-time buyers, small families, or investors seeking a property in a convenient and desirable location.

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The property is located in Heath Hayes, Cannock, next to Gorsemoor School, within walking distance of the doctors surgery and various amenities as well as being just ten minutes from Cannock Chase, an area of outstanding natural beauty. The property benefits from good local schooling, supermarket, post office, bus routes and train station, 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.





LOUNGE:
4.25m x 3.13m

DINING ROOM:
3.49m x 3.15m

KITCHEN:
4.22m x 3.07m

UTILITY:
2.06m x 2.38m

W/C:

FIRST FLOOR LANDING:

MASTER BEDROOM :
3.97m x 3.14m

BEDROOM TWO:
2.65m x 3.58m

FAMILY BATHROOM:

VIEWING:

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

Identification Checks (R) - Should a purchaser(s) have an offer accepted on a property marketed by Lovett&Co Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £35.00 inc. VAT per buyer, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.





DISCLAIMER:

These particulars are set up as a general outline only for the guidance of intending purchasers or lessees, and do not constitute part of an offer or contract. The sellers has given permission for all descriptions, dimensions, references to conditions, tenure, service charges and necessary permissions for use, occupation and other details to be used and we have taken them in good faith whether included or not & whilst we believe them to be correct, any intending purchasers or tenants should not rely on them as representations or fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them and have this certified during the conveyancing by their solicitor. No person in the employment of Lovett&Co has any authority to make or give any representation or warranty whatsoever in relation to this property.

Ground Floor

First Floor



FOR GUIDANCE ONLY. NOT TO SCALE