



## Clarendon Road, Little Canfield

£400,000







- 3 Bedrooms (Main with ensuite & wardrobes)
- Lounge & Dining that flow straight into the garden
- Sunday roasts)
- Kitchen built for real life (and Garage gym / Office / Studio - You decide
- outside the back gate
- Allocated parking spot right
  Peaceful cul-de-sac steeing
- · Light, bright, airy vibe throughout
- Smart storage so it always feels tidy
- EPC C & Council Tax Band D Close to schools, green walks and transport links





A modern three-bedroom home in a quiet cul-de-sac, offering open-flow living, a private main suite, versatile third bedroom, garden, parking and a converted garage ready for gym, studio or workspace use.

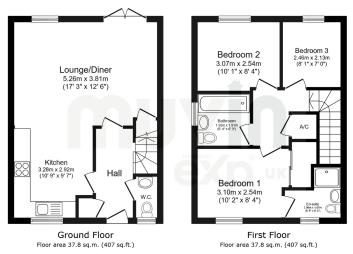








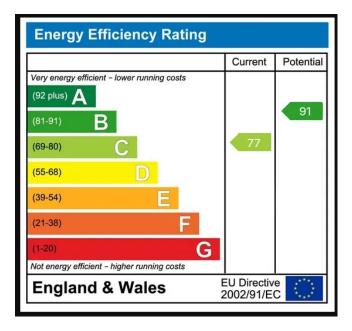




Total floor area: 75.6 sq.m. (813 sq.ft.)

ils floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are sproximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or





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