



**Connells**

Carlisle Road  
Cannock



## Ground Floor

### Entrance Porch

Having a double glazed front entrance door, double glazed windows to the front and side aspects, ceiling light point, tiled flooring and door to hallway

### Hallway

Having a double glazed entrance door, radiator, spotlights, carpeted flooring, stairs to first floor and doors to kitchen, lounge and inner hallway

### Kitchen

Being a fitted kitchen with a range of wall, base and drawer units with laminate work surfaces over and having a one and a half bowl sink/drain, electric oven with cooker-hood over, radiator, part tiled walls, spotlights, tiled flooring and a double glazed window to the front aspect

### Lounge/ Diner

Being a through lounge/diner and having double glazed French doors to the rear garden, gas fireplace, two radiators, two ceiling light points and carpeted flooring

### Inner Hallway

Having a ceiling light point, storage cupboard and doors to utility and veranda

### Utility

Having a double glazed window to the rear aspect, laminate work surfaces, plumbing, space for appliances, wash hand basin, WC, boiler. part tiled walls, ceiling light point and tiled flooring

### Veranda

Having double glazed doors to the front and rear aspects, two ceiling light points and tiled flooring

## First Floor

### Landing

Having a double glazed window to the side aspect, ceiling light point, loft access and doors to bedrooms and shower room

### Bedroom 1

Having a double glazed window to the rear aspect, radiator, spotlights and carpeted flooring

### Bedroom 2

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

### Bedroom 3

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

### Shower Room

Having a double glazed window to the rear aspect, WC, vanity wash hand basin, shower cubicle, towel rail radiator, spotlights, fully tiled walls and tiled flooring

## Outside

### Front

Having a paved driveway, laid to lawn and side access to the rear via veranda

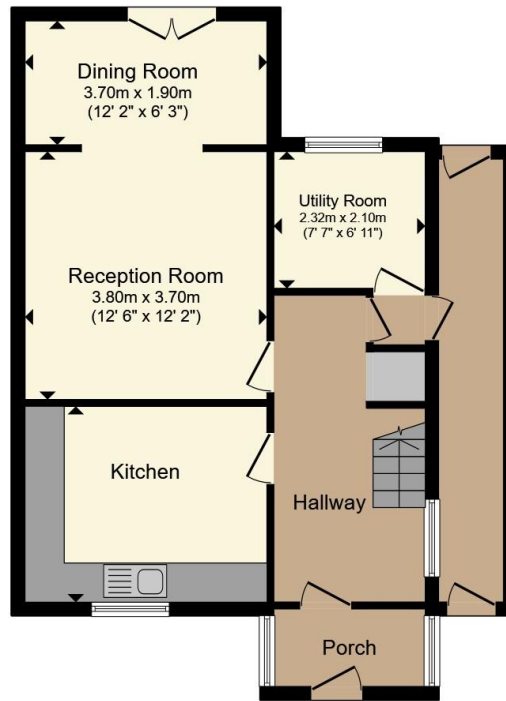
### Rear

Having a paved patio area

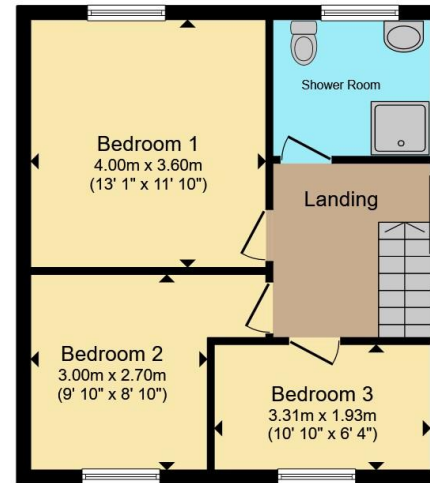








**Ground Floor**



**First Floor**

Total floor area 103.0 m<sup>2</sup> (1,108 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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EPC Rating: C Council Tax  
Band: B

Tenure: Freehold

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