Meriden Close | Cannock | WS11 1QG

Offers Invited £489,950

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Summary

WEBBS ESTATE AGENTS are delighted to welcome to market this immaculate four bed detached in the tranquil cul-de-sac of Meriden Close, Cannock, this beautifully presented four-bedroom detached home offers a perfect blend of comfort and convenience. Situated in a sought-after area, the property is ideally located near local amenities, reputable schools, and the picturesque Shoal Hill Common, which is part of the stunning Cannock Chase.
Upon entering, you are welcomed by an inviting entrance porch that leads into a spacious hallway. The ground floor features a well-appointed living room, a dining/seating area, and a delightful orangery that floods the space with natural light. The modern kitchen is complemented by a utility room, providing ample storage and functionality. A convenient WC is also located on this level.
The first floor boasts a generous master bedroom complete with an en-suite shower room, ensuring privacy and comfort. Two additional bedrooms provide ample space for family or guests, while an office that can serve as a fourth bedroom offers versatility to suit your needs. A large family bathroom completes this level, designed for relaxation and convenience.
The property benefits from UPVC double glazing and gas central heating, ensuring a warm and inviting atmosphere throughout the year. Outside, the home features a private frontage that overlooks a green space, enhancing the appeal of the location. The rear garden is enclosed, providing a safe and serene outdoor space for family gatherings or quiet moments.
With ample driveway, an EV charger and parking and a well-maintained interior, this home is a rare find in Cannock. Early viewing is highly recommended to fully appreciate the charm and potential of this delightful property.

Key Features

- IMMACULATE FOUR BED DETACHED
- GREAT SIZED LOUNGE
- UTILITY ROOM
- AMPLE PARKING
- QUIET CUL-DE-SAC LOCATION
- DOWNSTAIRS GUEST W.C
- WALKING DISTANCE TO SHOAL HILL COMMON
- PRIVATE ENCLOSED REAR GARDEN

Rooms and Dimensions

ENTRANCE PORCH

ENTRANCE HALLWAY

DOWNSTAIRS GUEST W.C

LOUNGE
15'10" x 14'11" (4.84 x 4.55)

FURTHER SITTING AREA/DINIG ROOM
9'3" x 22'2" (2.83 x 6.77)

KITCHEN
15'8" x 10'9" (4.80 x 3.28)

UTILITY ROOM
7'5" x 10'8" (2.27 x 3.26)

FIRST FLOOR LANDING

BEDROOM ONE
9'6" x 14'9" (2.90 x 4.51)

EN-SUITE

BEDROOM TWO
7'10" x 12'1" (2.41 x 3.70)

BEDROOM THREE
9'4" x 9'6" (2.87 x 2.91)

BEDROOM FOUR
10'5" x 6'10" (3.18 x 2.09)

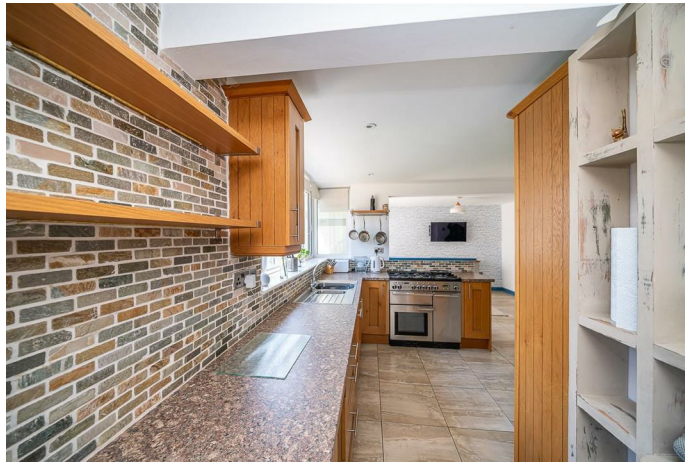
FAMILY BATHROOM
14'6" x 5'3" (4.44 x 1.62)

EXTERNALLY

STORAGE AT FRONT OF GARAGE
7'11" x 7'2" (2.43 x 2.20)

GOOD SIZED REAR GARDEN

GENEROUS DRIVE PROVIDING AMPLE PARKING



Approximate total area(1)

141.9 m²

Reduced headroom

1.1 m²

(1) Excluding balconies and terraces

Reduced headroom

Below 1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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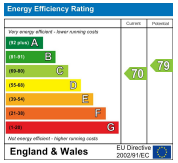

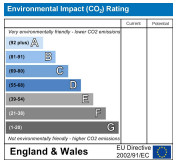

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