



Leahall Lane | Rugeley | WS15 1HX

£240,000

 **Webbs**  
estate agents

## Summary

\*\* NO CHAIN \*\* POPULAR LOCATION \*\* THREE BEDROOMS \*\* TWO RECEPTION ROOMS \*\* EXTENDED KITCHEN & DINING ROOM \*\* DOWNSTAIRS SHOWER ROOM \*\* GARAGE \*\* CLOSE TO AMENITIES \*\* IDEAL FOR FIRST TIME BUYERS \*\* VIEWING ADVISED \*\*

WEBBS ESTATE AGENTS are pleased to offer this extended, three bedroom semi detached home, located in a popular area of Brereton on Leahall Lane. The property would be ideally suited to a first time buyer looking to get their foot on the property ladder. Located close to amenities, useful transport links, schools and a short distance to Cannock Chase. The internal accommodation briefly comprises; entrance hall, lounge, extended kitchen & dining room, inner hallway, downstairs shower room, three bedrooms and a family bathroom. The property also benefits from a good size rear garden, single garage and off road parking for two vehicles.

## Key Features

- NO CHAIN
- THREE BEDROOMS
- EXTENDED KITCHEN & DINING ROOM
- GARAGE
- IDEAL FOR FIRST TIME BUYERS
- POPULAR LOCATION
- TWO RECEPTION ROOMS
- DOWNSTAIRS SHOWER ROOM
- CLOSE TO AMENITIES
- VIEWING ADVISED

## Rooms and Dimensions

### PORCH

### LOUNGE / DINER

19'6 x 9'4 (5.94m x 2.84m)

### KITCHEN

13'7 x 8'8 (4.14m x 2.64m)

### SITTING ROOM

13'6 x 8'3 (4.11m x 2.51m)

### INNER HALL

### SHOWER ROOM

7'7 x 7'1 (2.31m x 2.16m)

### LANDING

### BEDROOM ONE

9'6 x 11'1 (2.90m x 3.38m)

### BEDROOM TWO

10'0 x 10'1 (3.05m x 3.07m)

### BEDROOM THREE

7'0 x 7'6 (2.13m x 2.29m)

### BATHROOM

4'3 x 6'4 (1.30m x 1.93m)

### GARAGE

### DRIVEWAY

### REAR GARDEN

### AGENTS NOTE







Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.

