



**LEE COOKE**  
ESTATE AGENCY GROUP

17 Norman Road, Penkridge

Offers In Region Of £280,000

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- 01785 526777 (Staffordshire)  
01952 370777 (Shropshire)  
01902 239777 (Wolverhampton)
- 07376 581129 (WhatsApp)
- lee.cooke@exp.uk.com
- www.leecooke.exp.uk.com

# 17 Norman Road, Penkridge

Lee Cooke Estate Agency Group presents this beautifully presented and thoughtfully updated semi-detached home, nestled within a sought-after residential estate in Penkridge.

This delightful property offers comfortable living with three bedrooms, a stunning 'black edition' family bathroom, and an inviting entertainment kitchen/diner, complete with a conservatory. Externally, the home benefits from ample off-road parking, a spacious carport, and a pleasant rear garden that provides a lovely space for outdoor enjoyment.

Upon entering, you are welcomed by an entrance hall leading to a generous family lounge. The heart of this home is the well-appointed entertainment kitchen/diner, which seamlessly connects to a bright conservatory, creating the ideal setting for both everyday living and social gatherings.

The first floor hosts three well-proportioned bedrooms and a beautifully redesigned family bathroom, offering a contemporary and comfortable sanctuary.

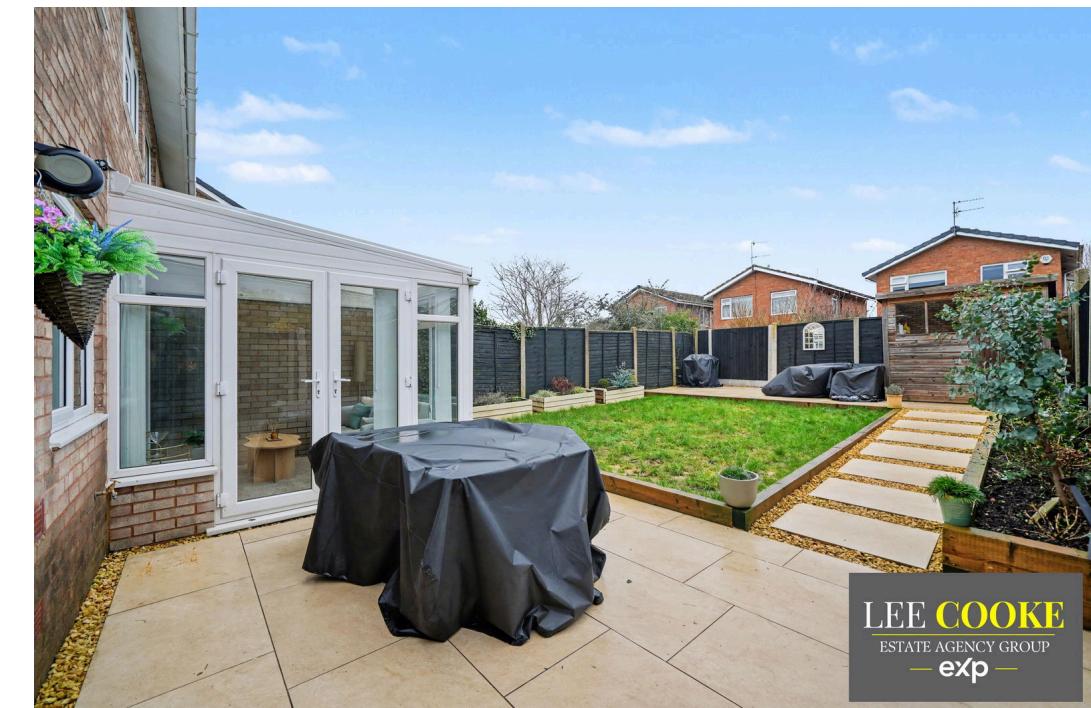
**This property offers excellent access to local rural walks, convenient travel links, and village amenities. Viewing is highly advised to fully appreciate the quality and charm this home offers.**

## Location & Area

Situated in the popular village of Penkridge, residents benefit from an abundance of local shops, medical facilities, public houses, eateries, and respected schools, all within close proximity. Excellent transport links include easy access to the M6 and M54 motorways, as well as convenient train accessibility routes. Further shopping and amenities can be found in nearby towns such as Cannock, Wolverhampton, Stafford, and Telford.



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## Entrance Hall

Featuring a double-glazed composite door to front access, laminate flooring, a central heated radiator, stairs ascending to the first-floor landing, and a door leading to the family lounge.

## Family Lounge

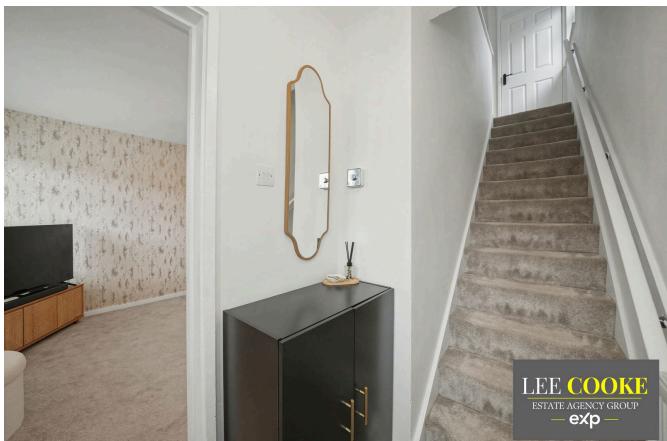
3.74m x 4.58m

With a double-glazed window to the front, a central heated radiator, and doors leading to the entrance hall and the entertainment kitchen/diner.

## Entertainment Kitchen/Diner

4.88m x 3.35m

Boasting a fantastic selection of refitted wall and base units with complementary worktops and a breakfast bar area. Integrated appliances include a fridge/freezer, gas hob with oven and extractor. Features a one and a half drainer sink unit, a pantry storage cupboard, a feature radiator, spotlights, and a smoke alarm. This space includes part brick-effect tiled walls, tiled flooring, a double-glazed door to the side, a double-glazed window to the rear, and double-glazed access leading into the conservatory.



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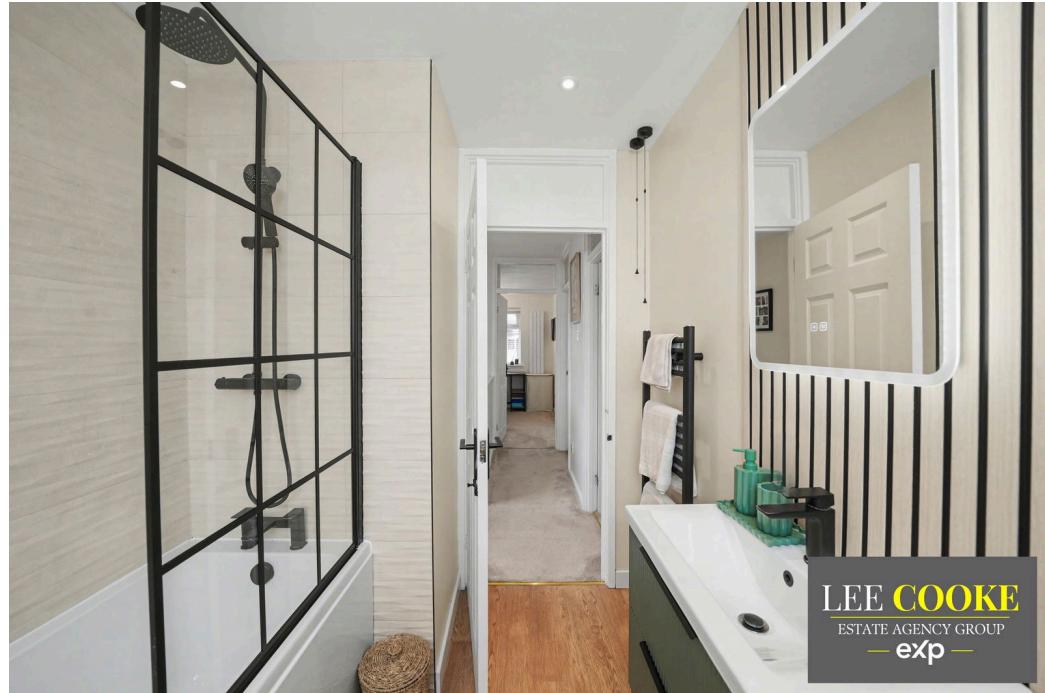
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## Conservatory

2.44m x 2.656m

A bright space with double-glazed French doors leading from the kitchen and double-glazed French doors providing access to the rear garden, complemented by tiled flooring and double-glazed windows overlooking the garden.

## First Floor Landing

Equipped with a smoke alarm, loft access with pull-down ladders, a double-glazed window to the side, doors leading to all rooms, an airing cupboard, and stairs returning to the ground floor.

## Bedroom One

2.52m x 3.96m

Generously sized with a double-glazed window to the front, a central heated radiator, built-in wardrobe, and a door to the landing.



## Bedroom Two

2.53m x 3.22m

Featuring a double-glazed window to the rear, a central heated radiator, an aerial point, and a door to the landing.

## Bedroom Three

1.99m x 2.96m

With a double-glazed window to the front, a feature radiator, and a door to the landing.

## Family Bathroom

A stunning, refitted suite comprising a panel bath with a fitted 'black edition' tap screen, a low-flush toilet, a feature wash basin set in a vanity unit, and part feature fluted decorative wall. Includes spotlights to the ceiling, an extractor fan, and a double-glazed window to the rear.



## Front Garden

Provides ample off-road parking with gated access leading to the carport.

## Car Port

A spacious carport with an opening to the rear and gated access to the front.

## Rear Garden

A pleasant outdoor area featuring dual paved entertainment patio areas with stepping stones, a lawned area, mature plants, trees, shrubs, sleeper edgings, and a wooden built shed.





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## Agents Views

Lee Cooke Estate Agency Group highly recommends viewing this beautifully updated semi-detached home to fully appreciate its condition and prime location within Penkridge. For further details or to book a free selling valuation, please contact Lee Cooke Estate Agents today!

### Services

Please confirm with your solicitor regarding the connected services to the property.

### Fixtures and Fittings

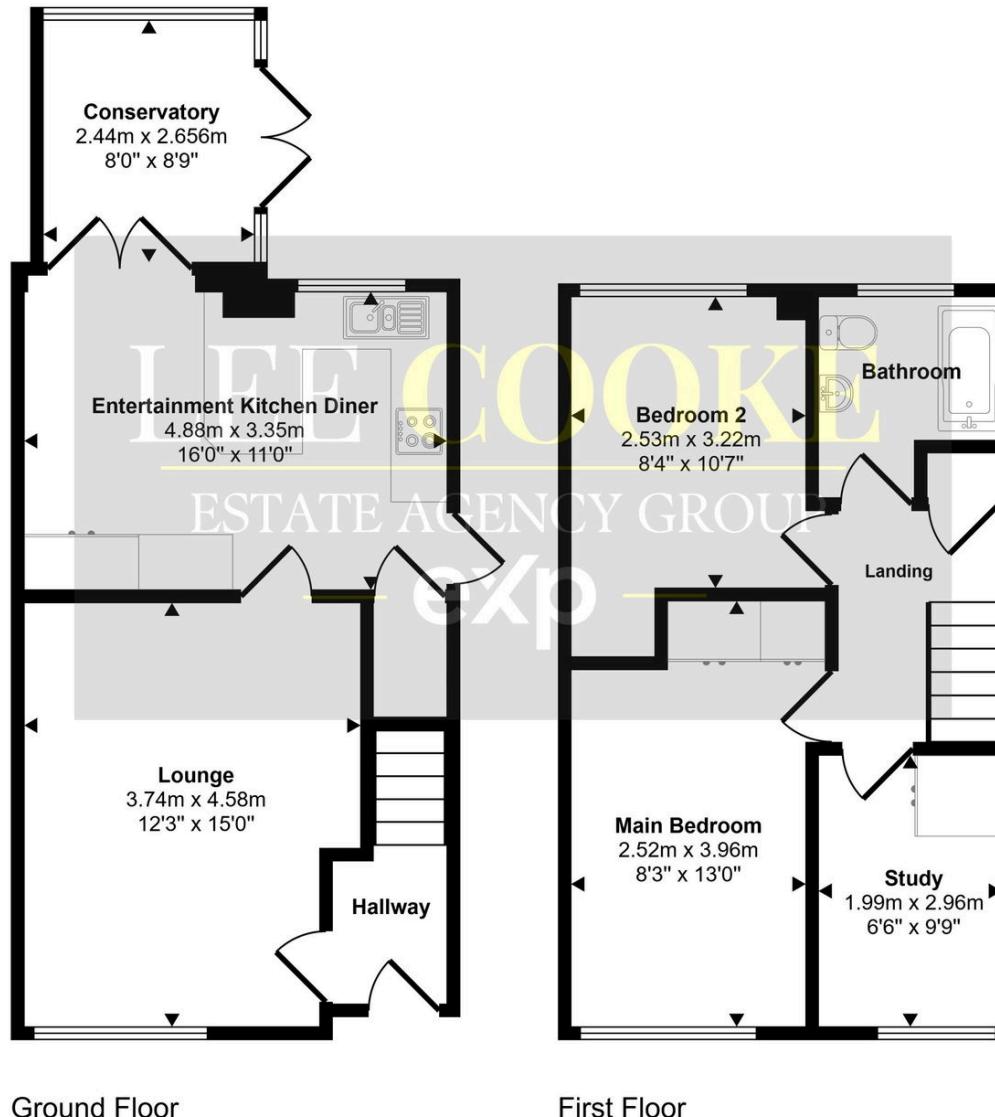
Any fixtures and fittings not specifically mentioned within these sales particulars are excluded from the sale, although they may be available through separate negotiation. Please confirm details with either the vendor or Lee Cooke Personal Estate Agents eXp.

### Consumer Protection

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