



Webbs

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Greenheath Road | Cannock | WS12 4AZ

£260,000

 **Webbs**
estate agents

Summary

**** POPULAR LOCATION ** MODERN REFITTED KITCHEN DINER ** THREE BEDROOMS ** EN-SUITE TO MASTER ** SPACIOUS LOUNGE ** PARTIALLY CONVERTED GARAGE ** CLOSE TO CANNOCK CHASE ** EXCELLENT SCHOOLS AND TRANSPORT LINKS ****
WEBBS ESTATE AGENTS are pleased to offer this modern, well-presented three-bedroom semi-detached home, located on the popular Greenheath Road in Hednesford.

Built in 2016, this lovely home offers a spacious lounge, a modern kitchen/diner which has been refitted, guest WC and a useful study, created from part of the garage. Upstairs, there are three good-sized bedrooms, with the main bedroom benefiting from an ensuite, along with a modern family bathroom. Outside, the property has a driveway and storage to the front, while the rear offers a fully enclosed, landscaped garden.

The location is excellent, with local amenities, excellent schools and transport links, while the beautiful Cannock Chase just a short distance away. Presented to a high standard, this is a lovely home that really needs to be seen. Early viewing is highly recommended!

Key Features

- POPULAR LOCATION
- EN-SUITE AND FAMILY BATHROOM
- CLOSE TO CANNOCK CHASE
- GUEST WC AND STUDY
- CLOSE TO LOCAL AMENITIES
- THREE BEDROOMS
- EXCELLENT SCHOOLS AND TRANSPORT LINKS
- REFITTED MODERN KITCHEN DINER
- LANDSCAPED REAR GARDEN
- EARLY VIEWING ADVISED

Rooms and Dimensions

ENTRANCE HALLWAY

SPACIOUS LOUNGE

16'1" x 10'4" (4.91m x 3.15m)

INNER HALLWAY

GUEST WC

STUDY

7'6" x 8'7" (2.3m x 2.63m)

REFITTED MODERN KITCHEN DINER

18'10" x 7'8" (5.75m x 2.34m)

LANDING

BEDROOM ONE

13'10" x 9'8" (4.24m x 2.95m)

EN-SUITE SHOWER ROOM

BEDROOM TWO

11'3" x 8'9" (3.43m x 2.67m)

BEDROOM THREE

9'10" x 7'10" (3.01m x 2.41m)

FAMILY BATHROOM

5'4" x 8'9" (1.64m x 2.67m)

ENCLOSED REAR GARDEN

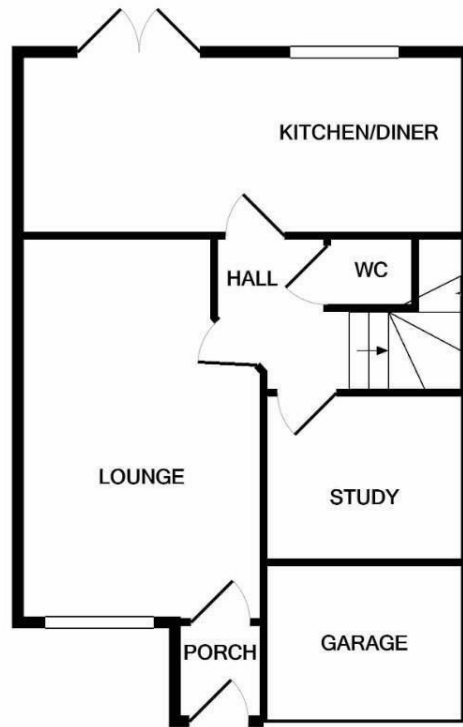
FRONT GARDEN AND DRIVEWAY

IDENTIFICATION CHECKS - C

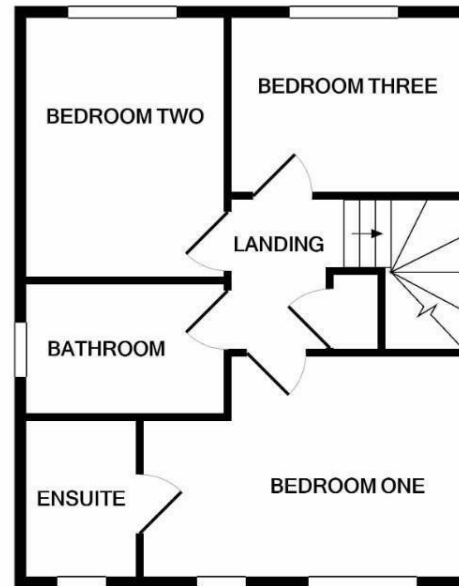
Agents Note







GROUND FLOOR
APPROX. FLOOR
AREA 497 SQ.FT.
(46.2 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 447 SQ.FT.
(41.5 SQ.M.)

TOTAL APPROX. FLOOR AREA 944 SQ.FT. (87.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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