



Connells

Midhurst Drive
Hednesford, Cannock



Ground Floor

Porch

Having a double glazed front entrance door and door to hallway

Hallway

Having carpeted flooring, ceiling light point, stairs to the first floor and door to lounge

Lounge

Having a double glazed bay window to the front aspect, cast iron fireplace with surround, radiator, ceiling light point, ceiling spotlights, carpeted flooring and door to kitchen/diner

Kitchen/Diner

Being a fitted kitchen with a range of wall, base and drawer units with laminate work surfaces over and having a sink with drainer, integrated oven stack and microwave, 4 point gas hob and cooker-hood over, tiled splash-backs, radiator, ceiling light point, tiled flooring, door to utility leading to WC, double glazed window to the rear aspect, double glazed French doors to conservatory and a double glazed door to the side for access to the rear garden

Utility

Having plumbing for the washing machine, tumble dryer and dishwasher, space for appliances, ceiling light point, tiled flooring and door to WC

W.C

Having a WC

Conservatory

Having double glazed windows and doors to the rear garden, radiator and laminate flooring

First Floor

Landing

Having a double glazed window to the side aspect, carpeted flooring, ceiling light point, storage cupboard and doors to bedrooms and bathroom

Bedroom 1

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

Bedroom 2

Having a double glazed window to the rear aspect, radiator, two ceiling light points and carpeted flooring

Bedroom 3

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

Bathroom

Having a double glazed window to the rear aspect, WC, wash hand basin, bath with shower over and tiled walls & flooring

Outside

Front

Having a large driveway and garden area

Rear

Being a wrap around garden and having a paved patio area, steps to the raised lawn area, floral borders and access to the garage









Total floor area 98.1 m² (1,056 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



To view this property please contact Connells on

T 01543 500923
E cannock@connells.co.uk

10-12 Wolverhampton Road
 CANNOCK WS11 1AH

EPC Rating: D Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/CNK108985



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: CNK108985 - 0002