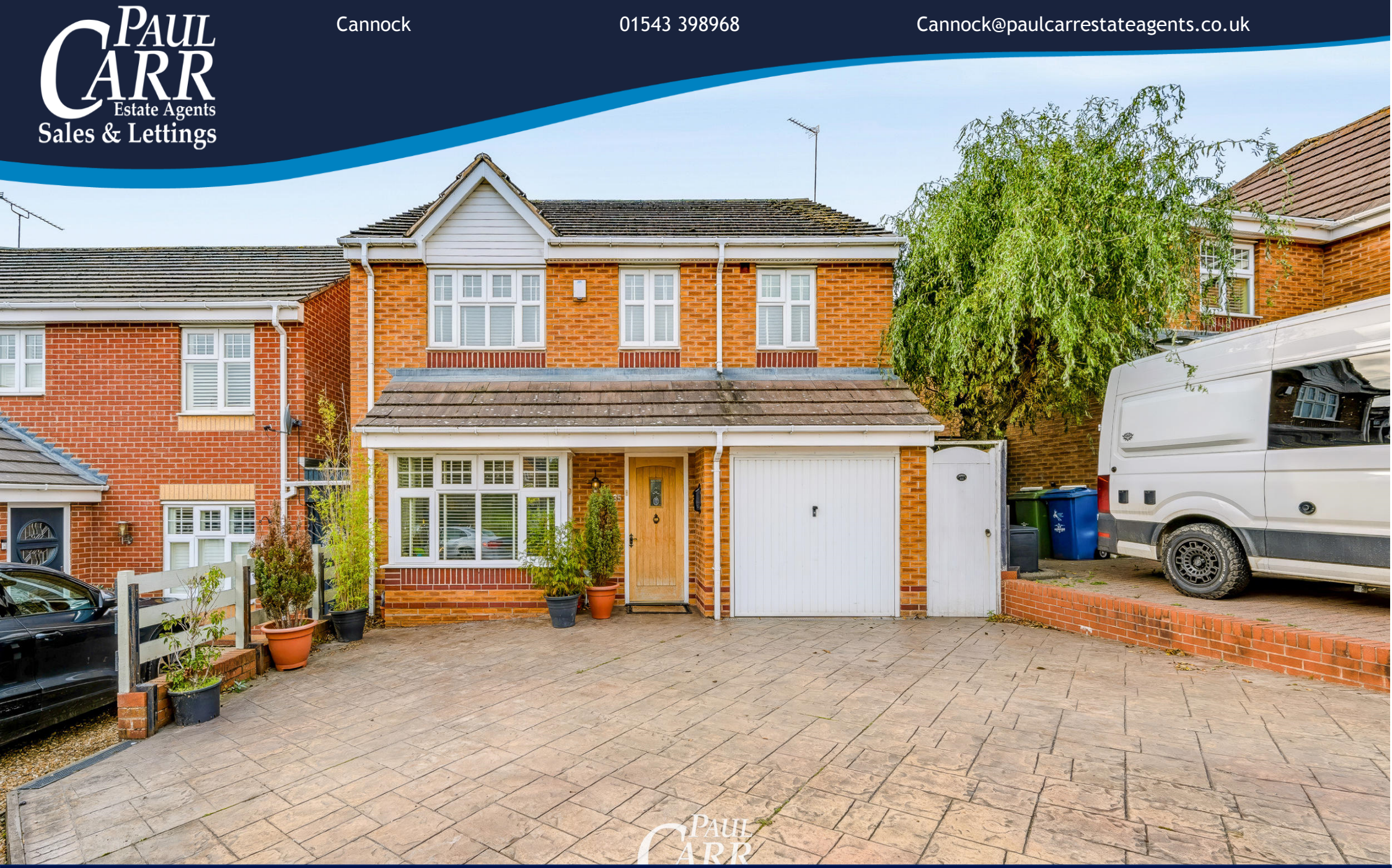
PAUL CARR Estate Agents
Sales & Lettings

Cannock 01543 398968 Cannock@paulcarrestateagents.co.uk



Horseshoe Drive, Wimblebury, Cannock, WS12 0FR

Offers in the Region Of £375,000

Paul Carr Estate Agents are delighted to present this impressive four-bedroom detached family home, occupying a desirable position on the highly sought-after Horseshoe Drive in Wimblebury, with an attractive front aspect overlooking a green space.

The ground floor accommodation briefly comprises a spacious and welcoming entrance hallway, a convenient downstairs cloakroom, a stunning kitchen-diner fitted with modern shaker-style cabinetry, quartz worktops, a breakfast bar, Stoves range cooker and under-cabinet lighting. Further accommodation includes an impressive open-plan lounge-diner extending over 25ft, featuring an attractive fireplace and walk-in bay window.

To the first floor are four well-proportioned bedrooms, including an impressive principal bedroom measuring over 14ft and benefiting from double built-in wardrobes. The accommodation is further complemented by two modern bathrooms, comprising a recently fitted principal en-suite with a walk-in rainfall shower, alongside a characterful family bathroom featuring a freestanding bath, column radiator and stylish paneled feature walls.

Externally, the property enjoys fantastic kerb appeal, with an attractive imprinted concrete driveway providing off-road parking for multiple vehicles, alongside an integral garage with convenient internal access. To the rear is a well-presented garden, featuring a lawned area, decked seating space and a useful workshop/shed.

This superb family home offers an excellent opportunity to secure a spacious and well-appointed property in a popular residential location, with excellent commuting links and access to well-regarded local school catchments. Early viewing is highly recommended to fully appreciate the accommodation, presentation and desirable position this fantastic home has to offer.

Tenure: We can confirm the property is Freehold.

Council Tax Band: We can confirm the Council Tax Band is D.

Services Connected: Gas, Electricity, Water, Drainage.

Viewings: Strictly via appointment through our Cannock Residential Sales Department on 01543 398968

or via Cannock@paulcarrestateagents.co.uk


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Entrance Hall

Lounge-Diner
25' 11" x 11' 3" (7.89m x 3.42m)

Kitchen
8' 9" x 15' 4" (2.67m x 4.68m)

Downstairs Cloakroom

First Floor Landing

Bedroom One
10' 1" x 14' 10" (3.07m x 4.51m)

Master En-Suite
5' 11" x 8' 7" (1.80m x 2.61m)

Bedroom Two
12' 5" x 8' 7" (3.78m x 2.61m)

Bedroom Three
8' 9" x 8' 2" (2.67m x 2.49m)

Bedroom Four
8' 9" x 7' 9" (2.67m x 2.35m)

Garage
13' 10" x 8' 7" (4.22m x 2.61m)







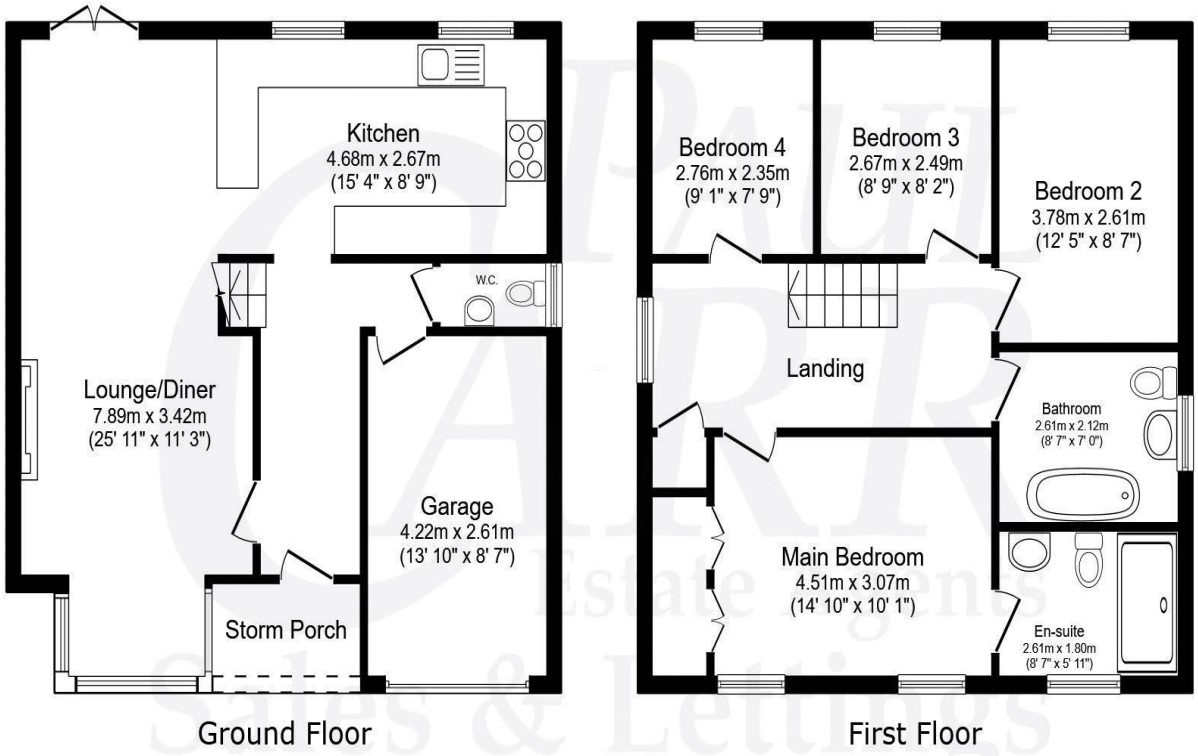






Floor Plan

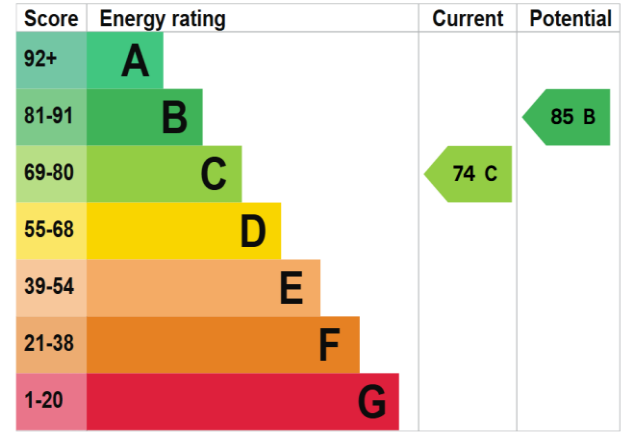
This floor plan is not drawn to scale and is for illustration purposes only



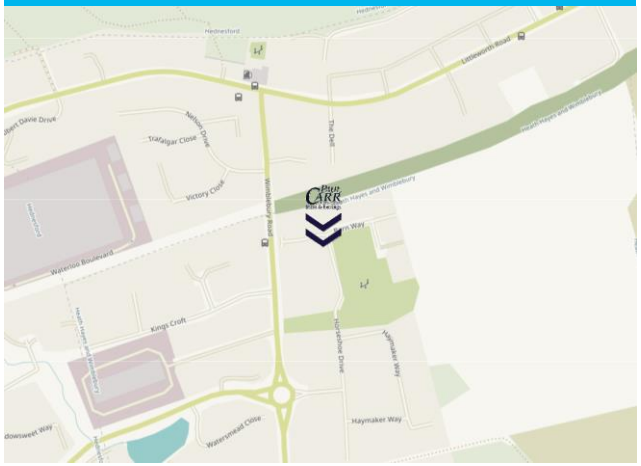
Total floor area: 120.0 sq.m. (1,291 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).

Energy Performance Rating



Map Location






ABSTRACT







Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract. Came on the market: 6th November 2026

Identity Verification Fee - We are required by law to conduct anti-money laundering checks on all those buying a property as part of our due diligence. As agents acting on behalf of the seller, we are required to verify the identity of all purchasers once an offer has been accepted, subject to contract. The initial checks are carried out on our behalf by Lifetime Legal . A non-refundable administration fee of £47.50 + VAT (£57 including VAT) applies which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance of us issuing a memorandum of sale, directly to Lifetime Legal, and is non-refundable.