



£220,000

🔑 TENURE: Freehold

📊 EPC RATING: D

🏠 COUNCIL TAX BAND: C

Cannock

Wrekin View
Cannock Staffordshire



Ideal for the family purchaser and located at the head of this Cul-De-Sac with very popular local schooling, bus routes, easy access to Cannock Chase, an area of outstanding natural beauty and great for commuting to Cannock, Stafford & Rugeley.

Only a short distance from The Chase golf course, town centre with hospital and train station. This deceptive semi detached has three bedrooms and a bathroom to the first floor, while the ground floor has a lounge, conservatory, kitchen and utility, a guest W/C and a playroom/home office. A rear garden and a driveway to the front which provides off road parking.

- Near The Chase (AONB)
- Ideal For The Family Purchaser
- Three Bedrooms & First Floor Bathroom
- Lounge & Conservatory
- Kitchen & Utility & Guest W/C
- Great For Commuting & Local Schools

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01785 715555

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Entrance Hall

Having a radiator and double glazed door to the front, ceiling coving, door to the rear lobby with tiled flooring and double glazed door to the rear.

Inner Hallway

Having stairs to the first floor landing, double glazed door to side entrance hall and doors to:

Living Room 16' 9" x 12' 3" (5.10m x 3.74m)

Rear aspect living room with a radiator and ceiling coving, double glazed window and French doors to the rear.

Conservatory 9' 3" x 7' 10" (2.81m x 2.40m)

Having double glazed windows and French doors to the rear garden.

Kitchen 15' 1" x 8' 4" (4.59m x 2.54m)

A good sized kitchen with base and eye level units, fitted work surfaces incorporating a sink unit with chrome mixer tap and tiled splashbacks, fitted oven and hob and space for fridge freezer and dishwasher. Radiator, vinyl flooring, ceiling coving, double glazed window to the front and door to:



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Utility Room 8' 0" x 2' 11" (2.43m x 0.90m)

Having tiled flooring, space for a washing machine and door to guest WC and study.

Guest WC

Having tiled flooring, WC, understairs storage and radiator.

Study 7' 1" x 7' 3" (2.16m x 2.20m)

Having a recess door, window to the front and door to front lobby.

First Floor Landing

Having ceiling coving, radiator and doors to:

Bedroom One 12' 5" x 8' 6" (3.79m x 2.58m)

Having fitted wardrobes, radiator, ceiling coving and double glazed window.

Bedroom Two 13' 2" x 8' 5" (4.01m x 2.57m)

Having fitted wardrobes, radiator, ceiling coving and double glazed window.

Bedroom Three 8' 7" x 7' 9" (2.61m x 2.36m)

Having fitted wardrobes, ceiling coving, radiator and double glazed window to the rear.

Bathroom 9' 10" x 7' 11" (3.00m x 2.41m)

Having a white suite comprising of a panel bath with separate shower cubicle, WC and pedestal wash hand basin with chrome mixer tap. Storage cupboard, chrome towel radiator, vinyl flooring, tiled walls, ceiling coving and double glazed window.

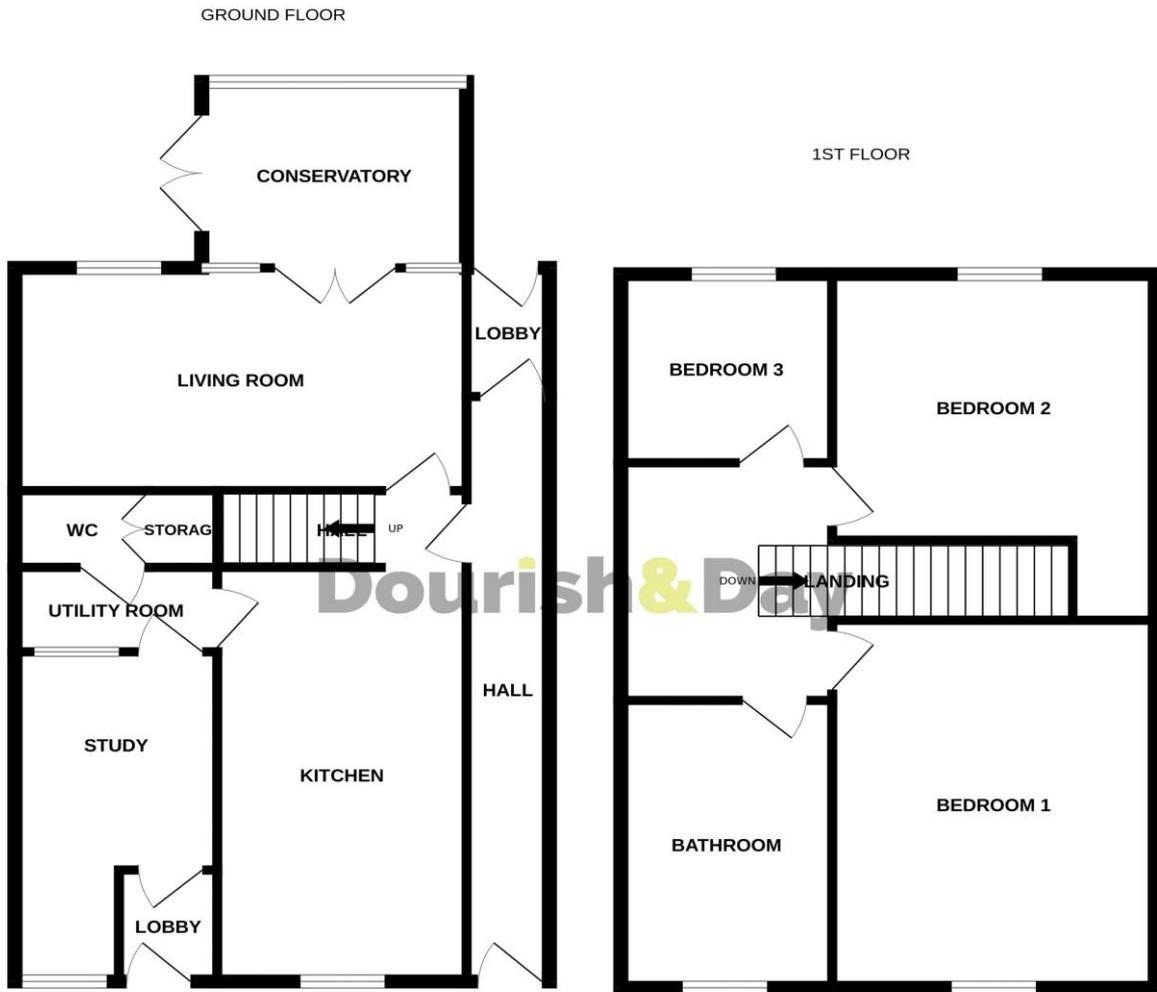
Outside - Front

Having a driveway providing off road parking.

Outside - Rear

A low maintenance rear garden enclosed with panelled fencing having an Astro turf area, paved patio seating area, slate areas and space for a summer house.





Whilst every attempt has been made to ensure the accuracy of the floorplan 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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