



Victoria Street,  
Cannock, WS11 1AG

**£187,950**

Paul Carr Estate Agents are delighted to present this traditional and well-maintained two-bedroom semi-detached property, ideally situated on the sought-after Victoria Street in the heart of Cannock.

The ground floor accommodation briefly comprises a bright and spacious lounge, separate dining room, along with a well-appointed kitchen offering ample storage and workspace, with access to the rear garden.

To the first floor are two generously sized double bedrooms, both offering excellent proportions, along with a spacious family bathroom measuring over 10ft.

Externally, the property benefits from a well-proportioned rear garden, offering a great outdoor space for relaxing or entertaining. Additionally, there is an attached brick-built outbuilding, providing further storage or scope for extension.

This charming home is ideally suited to first-time buyers, small families, or investors, and is conveniently positioned close to local amenities, schools, and transport links. Early viewing is highly recommended to fully appreciate the potential and character this property has to offer.

Tenure: We can confirm the property is Freehold.

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

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](mailto:Cannock@paulcarrestateagents.co.uk)



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**Kitchen**  
10' 3" x 6' 9" (3.12m x 2.06m)

**Dining Room**  
11' 0" x 11' 11" (3.35m x 3.63m)

**Lounge**  
15' 1" x 11' 11" (4.61m x 3.63m)

**First Floor Landing**

**Bedroom One**  
11' 0" x 11' 11" (3.35m x 3.63m)

**Bedroom Two**  
12' 0" x 8' 8" (3.66m x 2.64m)

**Family Bathroom**  
10' 3" x 6' 9" (3.12m x 2.06m)





# Floor Plan

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

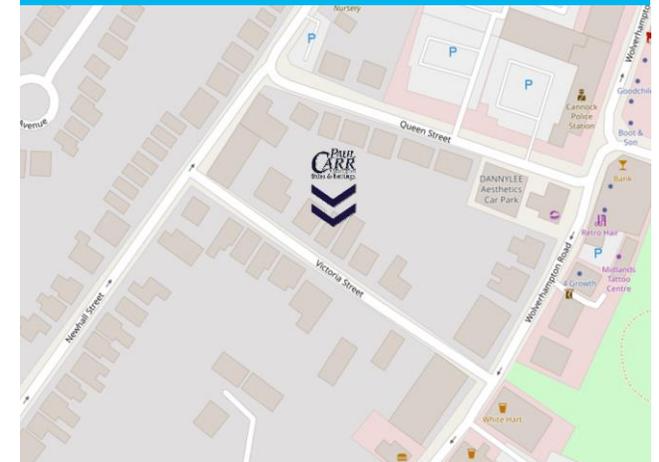


Total area: approx. 73.5 sq. metres (791.2 sq. feet)

## Energy Performance Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	55 D	
39-54	E		
21-38	F		
1-20	G		

## Map Location







**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: 12th March 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 £40 + VAT (£48 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.