



Attingham Drive,
Cannock, WS11 7YB

£370,000

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Paul Carr Estate Agents are delighted to bring to market this spacious detached family home situated on a sought after residential development in Hawks Green, Cannock.

This detached family home is briefly comprised of an extended Entrance Hall, Downstairs Cloakroom, Lounge, Dining Room and stunning Kitchen-Diner on the ground floor; with three double Bedrooms and two Bathrooms on the first floor.

This well presented property is positioned on a sought after estate within close proximity of the Hawks Green Nature Reserve. The property frontage of the property benefits from a generous blockpaved driveway for multiple vehicles, while the landscaped rear garden offers a secluded, low-maintenance outdoor space, ideal for both relaxation and entertaining.





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: 3rd January 2025

Property Specification

Modern Kitchen-Diner With Breakfast Island
Open Plan Lounge-Diner
Two Bathrooms & Downstairs Cloakroom
11m Brick Built Carport / Workshop
Extended Entrance Hall With Integrated Storage

Entrance Hall

Lounge 4.47m (14'8") x 3.41m (11'2")

Dining Room 3.76m (12'4") x 2.78m (9'1")

Kitchen/Diner 5.40m (17'9") max x 4.25m (13'11")

Downstairs Cloakroom 4' 4" x 2' 11" (1.32m x 0.88m)

Bedroom One 4.51m (14'10") x 3.74m (12'3")

En-suite 1.99m (6'6") x 1.40m (4'7")

Bedroom Two 3.93m (12'11") x 2.56m (8'5")

Bedroom Three 3.94m (12'11") max x 2.37m (7'9")

Family Bathroom 3.17m (10'5") x 1.95m (6'5")

Brick Built Carport / Workshop 11.12m (36'6") x 2.25m (7'5") max

External

Services connected: Gas, Electricity, Water, Drainage

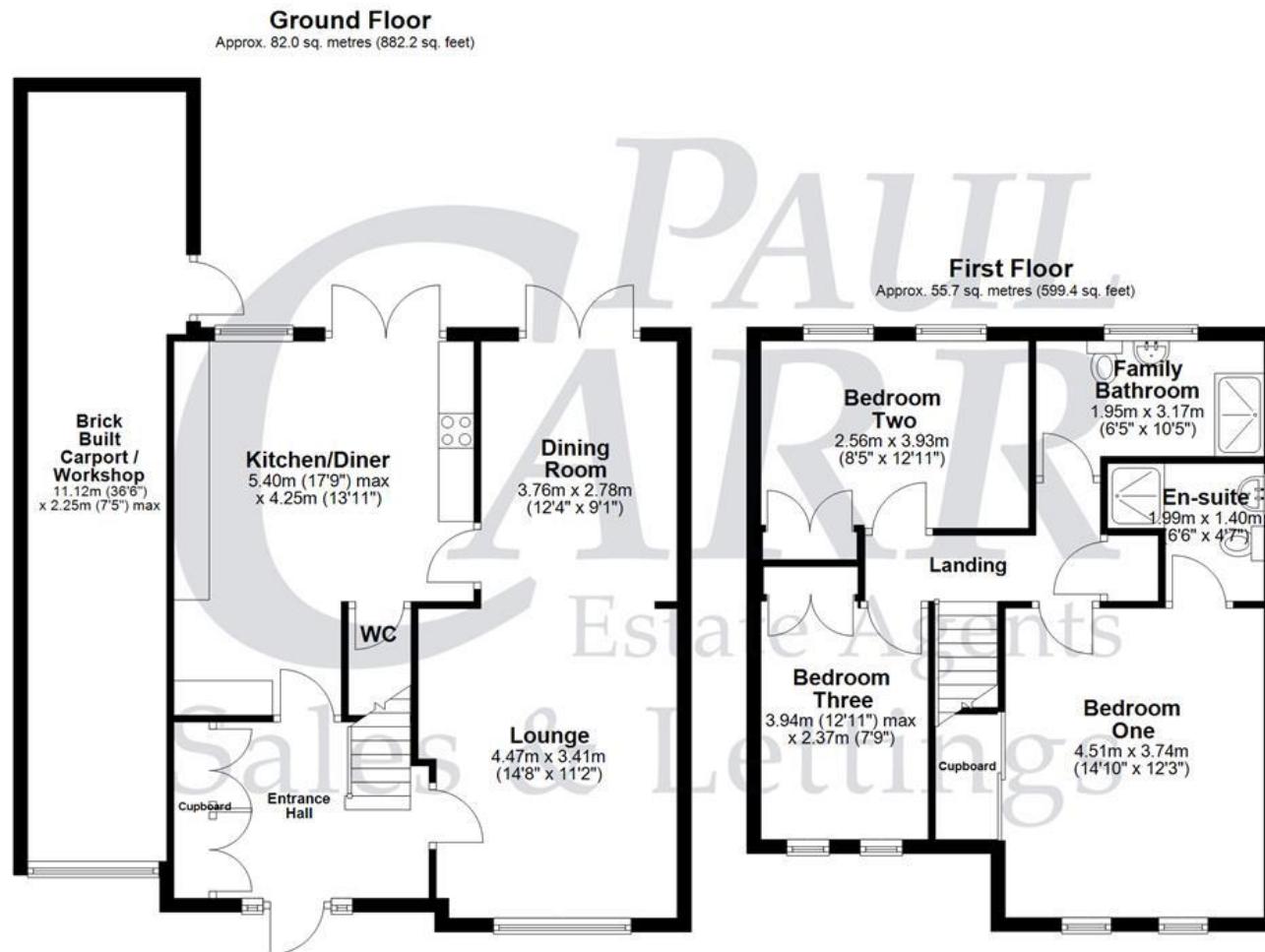
Council tax band: D

Tenure: Freehold

Floor Plan

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

Energy Efficiency Rating



Map Location