



Bromley Close, Hednesford,
Cannock, WS12 4QY

£230,000

Paul Carr Estate Agents are delighted to present this well-presented three-bedroom semi-detached family home, ideally situated on a quiet cul-de-sac on Bromley Close in Hednesford and offered for sale with no onward chain.

The ground floor accommodation briefly comprises an entrance hall, a spacious lounge, with dual aspect windows and understairs storage, and a well-presented rear-facing kitchen-diner with direct access to the rear garden.

To the first floor are three well-proportioned bedrooms, including a principal bedroom benefitting from a recently fitted modern en-suite shower room, along with a separate family bathroom.

Externally, the property benefits from a side driveway offering convenient off-road parking. To the rear, a private south-facing garden enjoys a high degree of privacy along with attractive, unobscured views over the rear tree line, creating a peaceful outdoor setting.

This appealing home is perfectly suited to families and first-time buyers alike, benefitting from excellent commuting links and a sought-after residential location. Early viewing is highly recommended to fully appreciate all that this property has to offer.

Tenure: We can confirm the property is Freehold.

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

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



**PAUL
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Sales & Lettings

Entrance Hall

Lounge

17' 7" x 13' 11" (5.37m x 4.23m)

Kitchen-Diner

9' 3" x 13' 11" (2.83m x 4.23m)

First Floor Landing

Bedroom One

11' 7" x 13' 11" (3.54m x 4.23m)

Master En-Suite

8' 9" x 3' 6" (2.66m x 1.07m)

Bedroom Two

9' 1" x 7' 3" (2.78m x 2.22m)

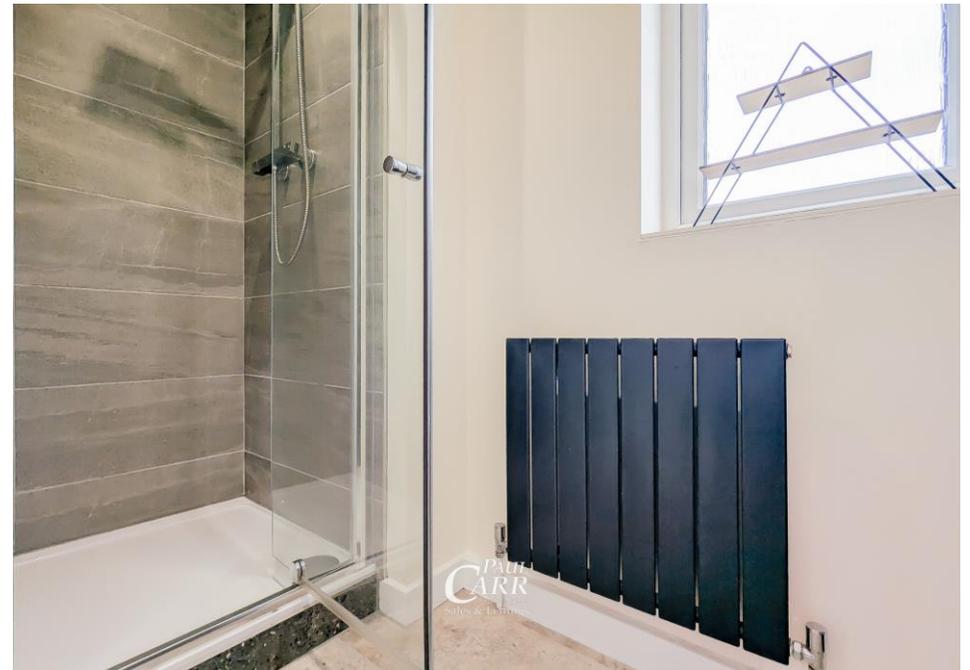
Bedroom Three

8' 9" x 6' 3" (2.66m x 1.91m)

Bathroom

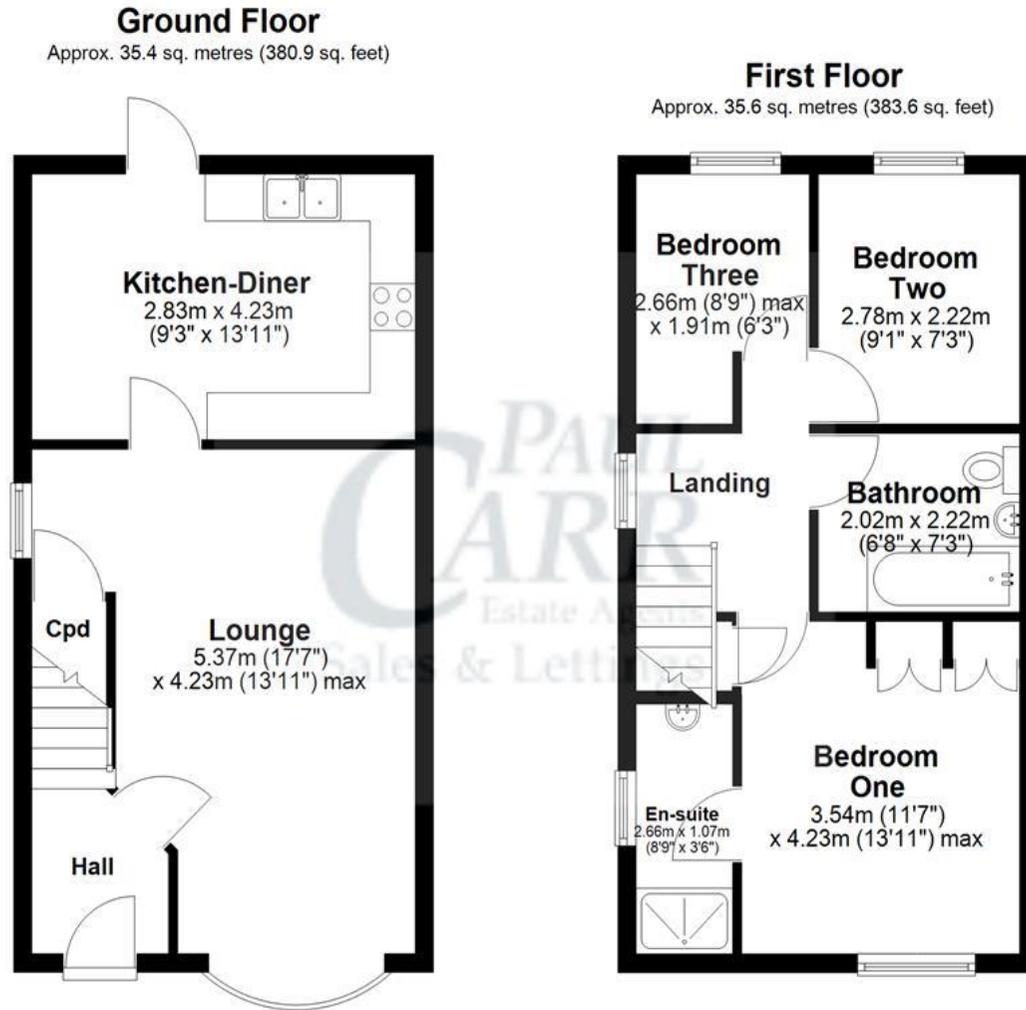
6' 8" x 7' 3" (2.02m x 2.22m)





Floor Plan

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

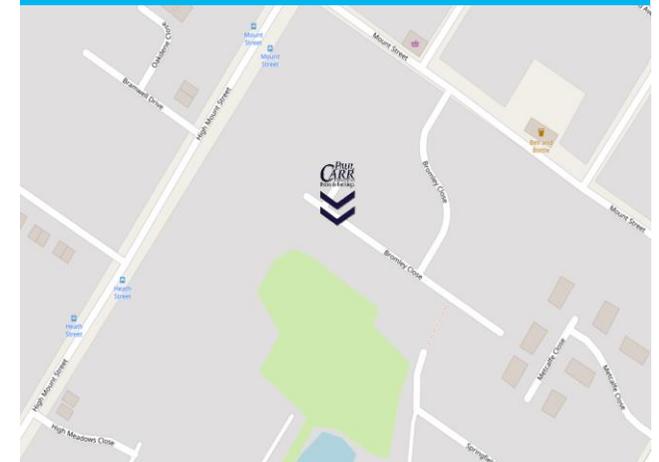


Total area: approx. 71.0 sq. metres (764.5 sq. feet)

Energy Performance Rating

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | 72 C | 78 C |
| 55-68 | 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: 17th 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.