



Wolverhampton Road,
Cannock, WS11 1AS

£195,000

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Paul Carr Estate Agents are delighted to present this well appointed traditional semi-detached property, ideally located in the heart of Cannock town centre.

Perfectly suited for first-time buyers, this well-presented home offers a blend of traditional character and modern fittings. The ground floor comprises a modern fitted kitchen with a breakfast bar, two spacious reception rooms, cellar access, and an attached outbuilding with toilet. Upstairs, the property benefits from two spacious double bedrooms and a spacious, modern family bathroom.

Outside, the property boasts a sizeable rear garden, predominantly laid to lawn, complemented by a generously sized slabbed seating area - ideal for outdoor entertaining. The garden also features raised brick-built flower beds, a brick-built coal house with a toilet, a lean-to brick-built shed, and convenient side gated access.

The property benefits from excellent commuter links via the A34, M6, and Cannock train station, offering convenient travel to Birmingham, Stafford, and Wolverhampton, while also falling within the catchment area for several well-regarded local schools—making it an ideal choice for both professionals and families.





Property Specification

Semi-Detached Character Property
Modern Kitchen With Breakfast Island
Two Reception Rooms
11ft+ Family Bathroom
Spacious Rear Garden
No Chain

Breakfast Kitchen
12' 1" x 11' 4" (3.68m x 3.45m)

Lounge
11' 9" x 12' 6" (3.57m x 3.80m)

Dining Room
11' 11" x 12' 6" (3.62m x 3.80m)

First Floor Landing

Bedroom One
11' 9" x 12' 6" (3.59m x 3.80m)

Bedroom Two
11' 11" x 9' 1" (3.62m x 2.78m)

Family Bathroom
11' 4" x 7' 3" (3.45m x 2.20m)

Agent's Note:

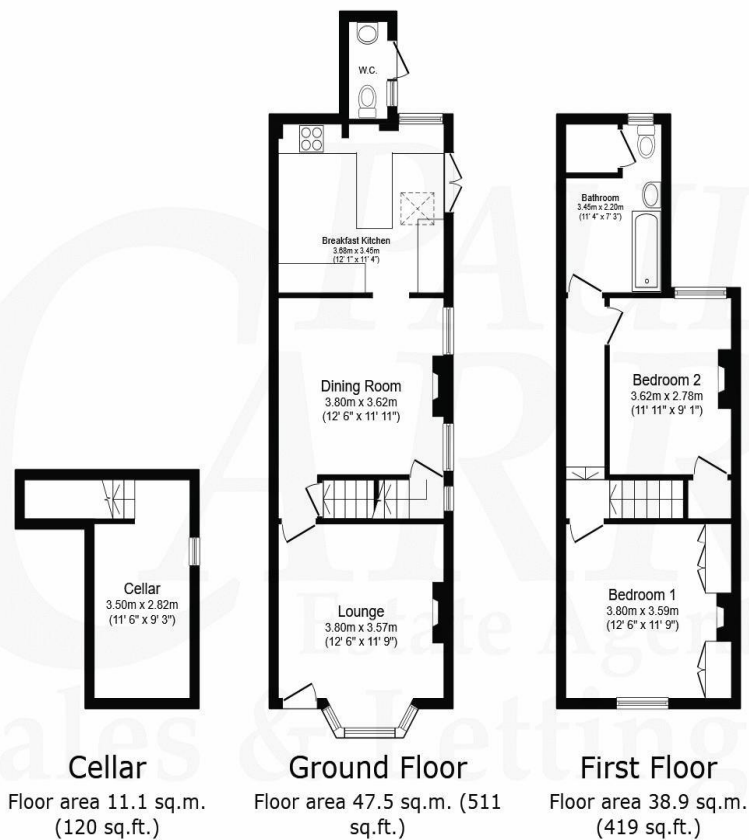
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Came on the market: 13th June 2025

Viewer's Note:

Services connected: Gas, Electricity, Water, Drainage
Council tax band: B
Tenure: Freehold

Floor Plan

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



Total floor area: 97.5 sq.m. (1,050 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). Powered by www.Propertybox.io

Energy Efficiency Rating

**New
Instruction
Awaiting
E.P.C.**

Map Location

