



£200,000

Foster Avenue
Hednesford

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Lovett&Co. Estate Agents are pleased to offer for sale this two bedroom semi-detached bungalow being offered with ONWARD CHAIN.

The property occupies a good sized plot with large frontage offering off-road parking for at least three vehicles, plus garage and low maintenance private rear garden.

The property briefly comprises: porch, hallway, lounge, kitchen-diner, conservatory, two bedrooms and a shower room.

Other benefits include: UPVC double glazing and gas central heating.

The property is in Hednesford just a few minutes from Cannock Chase, an area of outstanding natural beauty. It is conveniently located for commuter access to Cannock & Rugeley town centres which offer a wide range of amenities, whilst also being within walking distance of Hednesford town centre. Commuter routes include the A34, A460, A5 & M6 Toll road, with local and national train routes also available from Cannock and Hednesford train stations.

PORCH:

UPVC entrance door, light point, wooden flooring, door to the hallway.

RECEPTION HALL:

Entrance door, ceiling light point, carpeted flooring, doors to the lounge, bedrooms and shower room.



LOUNGE:

11' 0" x 15' 11" (3.36m x 4.86m)
Feature fireplace with fitted coal effect gas fire, carpeted flooring, ceiling light point, radiator, window to the rear and door to the kitchen-diner.



DINING AREA:

7' 1" x 10' 7" (2.17m x 3.22m)
Carpeted flooring, ceiling light points, radiator, patio doors to the conservatory and opening to the kitchen.



KITCHEN:

9' 0" x 11' 4" (2.75m x 3.45m)
Range of matching wall and base units incorporating cabinets, drawers and work surfaces, inset bowl sink and drainer with mono tap, space for cooker and further white goods, vinyl flooring, light point and window to the front.



CONSERVATORY:

Poly-carbonate roof with UPVC on a brick base, carpeted flooring, windows and doors to the garden.

BEDROOM ONE:

10' 5" x 13' 8" (3.18m x 4.16m)
Built in wardrobes, carpeted flooring, radiator, ceiling light point and window to front.

BEDROOM TWO:

7' 11" x 9' 4" (2.41m x 2.85m)
Carpeted flooring, ceiling light point, radiator and window to front.

**SHOWER ROOM:**

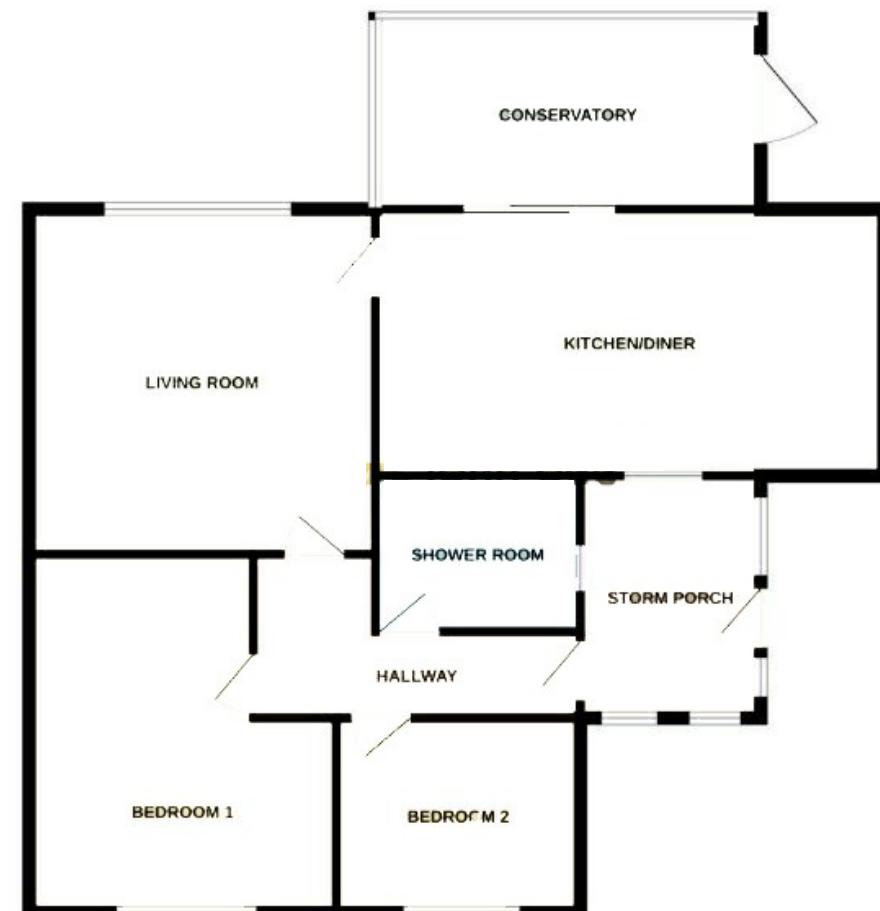
White suite comprising: walk in shower, pedestal wash hand basin, low level W/C, wall tiling, vinyl flooring, ceiling light, radiator and window to side.

VIEWING:

Please contact us on 01543 889410 if you would like to arrange a viewing appointment for this property or require further information.

**DISCLAIMER:**

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D		67 D
39-54	E		
21-38	F		
1-20	G		