



Brunswick Road
Cannock

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Lovett&Co. Estate Agents are delighted to present this spacious and versatile detached property, offering flexible living arrangements and four generously sized double bedrooms.

Situated on an expansive corner plot, this unique, bespoke-built home boasts ample parking for at least three vehicles. The property is surrounded by enchanting cottage-style gardens, featuring mature flower beds, a serene winter garden area, a well-maintained lawn, 10x8ft shaker-style shed, greenhouse/potting shed and vegetable trug, a charming summer house, and a picturesque pond complete with a bridge. The gardens provide a tranquil retreat, especially during the summer months when the flowers are in full bloom, creating a truly idyllic setting.

Internally the property offers: porch, grand entrance hallway with marble flooring, spacious lounge and large conservatory, brand new fitted oak kitchen, utility, family shower room, versatile study/bedroom, plus further ground floor bedroom, and two double first floor bedrooms, with an en-suite and large dressing room with walk in wardrobe area to the master bedroom.

The property is well placed to provide easy access to Cannock town centre (being just a short walk away) which offers a wide range of amenities with both local & national bus and train services available. The location also benefits from being just a few minutes away from Cannock Chase, an area of outstanding natural beauty. Commuter benefits include A460, A5 and M6 toll road linking the midlands motorway network

PORCH:

Entrance door, ample space to store coats, shoes and boots, further door into the hallway.

RECEPTION HALL:

Newly laid marble tiled flooring, ceiling light points, cast iron radiator, stairs to first floor, opening to the kitchen, double doors to the lounge, further doors to the study, bedroom, utility and shower room.

LOUNGE:

21' 9" x 15' 2" (6.62m x 4.62m)

Feature fireplace with fitted coal effect gas fire, laminate parquet style flooring, ceiling light point, radiators, windows

to the front, door to the kitchen and French doors to the conservatory.

NEW FITTED KITCHEN:

12' 0" x 11' 0" (3.66m x 3.35m)

Range of matching wall and base units incorporating painted oak front cabinets and drawers, Quartz work surfaces, inset Belfast sink with mono tap plus instant boiling water tap, space for a range cooker with extractor hood, further integrated dishwasher and space for a fridge-freezer, pull out bin cupboard, porcelain tiled flooring, light point, windows to the side and rear and door to the garden.

LARGE CONSERVATORY:

12' 9" x 17' 5" (3.89m x 5.31m)

Pitched poly-carbonate roof with a UPVC frame set on brick base, green Spanish tiled flooring, light point, ample space for a dining table and chairs plus lounge area, French doors to the garden.

STUDY/BEDROOM FOUR:

13' 7" x 10' 8" (4.15m x 3.26m)

Laminate parquet style flooring, light point, radiator, window to the front, ideal for use as a study, bedroom or further sitting room.

UTILITY:

8' 8" x 7' 9" (2.65m x 2.36m)

Fitted wall units with cabinets and work top with space beneath for a washing machine and dryer, radiator, light point, window to the rear and storage cupboard.

FAMILY SHOWER ROOM:

8' 8" x 7' 9" (2.65m x 2.36m)

Suite comprising: walk in shower cubicle with same level floor, low level WC, bowl wash hand basin set on cabinet, tiled flooring, light point, cast iron radiator and window to the rear.

BEDROOM THREE:

9' 7" x 11' 0" (2.91m x 3.35m)

Laminate flooring, ceiling light point, radiator, recess with space for wardrobe and window to the side.

FIRST FLOOR LANDING:

Wooden flooring, ceiling light point, doors off to the two top floor bedrooms.





BEDROOM ONE:

17' 3" x 13' 10" (5.27m x 4.22m)

Wooden flooring, radiators, ceiling light points, dormer window to the rear and Velux skylight to the front, lot of eaves storage cupboards, doors to the en-suite and dressing room.

EN-SUITE:

Modern fitted suite comprising: shower cubicle with full body wash shower, low level WC, bowl sink set on cabinet, heated towel rail, dormer window to the rear and light point.

DRESSING ROOM:

11' 7" x 13' 7" (3.52m x 4.15m)

Ceiling skylight, fitted wardrobes and shelving, large airing cupboard housing the gas boiler, wooden flooring, light point, eaves storage and skylight to the rear.

BEDROOM TWO:

11' 2" x 14' 0" (3.40m x 4.26m)

Eaves storage cupboards, carpeted flooring, ceiling light point, radiator and window to the rear.

VIEWING:

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

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