



7 Greenwood Park

Hednesford, Cannock, WS12 4DQ

£210,000



Chase Owl are pleased to market this well presented two bedroom semi detached home. Being ideal for First Time Buyers, close to local amenities and situated in a quiet cul de sac on a sought development. Having Entrance Hallway, Lounge and Fitted Kitchen. First Floor Landing to Two Bedrooms and Bathroom. Gardens to front and rear with Driveway to Garage.



Entrance Hallway

Approached from upvc double glazed front entrance door and having ceiling light point, radiator, laminate flooring and stairs to First Floor Landing.

Lounge 15'6" x 13'4" (4.72m x 4.06m)

Having ceiling light point, coving, radiator, useful under stairs storage and upvc double glazed bow window to front aspect.

Fitted Kitchen 13'3" x 7'3" (4.04m x 2.21m)

Being fitted with a range of wall and base mounted units with work surfaces over, incorporating inset stainless steel sink with mixer tap, drainer and tiled splash. Cooker space, space with plumbing for washing machine and wall mounted combination boiler. Two ceiling light points, laminate flooring, radiator and upvc double glazed window to rear aspect. Upvc French doors to Rear Garden.

First Floor Landing

Approached from stairs in Hallway and having ceiling light point, loft access with light, airing cupboard with shelving and upvc double glazed window to side aspect.

Bedroom One 13'4" x 9'5" (4.06m x 2.87m)

Having ceiling light point, radiator, laminate flooring and two sets of built in wardrobes. Two upvc double glazed windows to front aspect.

Bedroom Two 10'11" x 6'10" (3.33m x 2.08m)

Having ceiling light point, radiator, laminate flooring and upvc double glazed window to rear aspect.

Bathroom

Comprising panelled bath with shower over and screen, w.c and pedestal hand wash basin. Ceiling light point, radiator, extractor fan, part tiling to walls and upvc double glazed window to rear aspect.

Outside

The front of the property having a lawned fore garden with paved pathway to front entrance door with over head lighting. A gate leading into the enclosed rear garden with paved patio, lawn with borders, shed, outside tap, external lighting and access door into Garage. The Garage having an electric up and over door door, with power and light. Driveway allowing parking for one vehicle.

Agents Notes

We have not tested any of the electrical, central heating or sanitary ware appliances. Purchasers should make their own investigations as to the workings of the relevant items. Floor plans are for identification purposes only and not to scale. All room measurements quoted in these sales particulars are approximate.

Fixtures and Fittings:

All those items mentioned in these particulars by way of fixtures and fittings are deemed to be included in the sale price. Others, if any, are excluded. However we would always advise that this is confirmed by the purchaser at the point of offer.

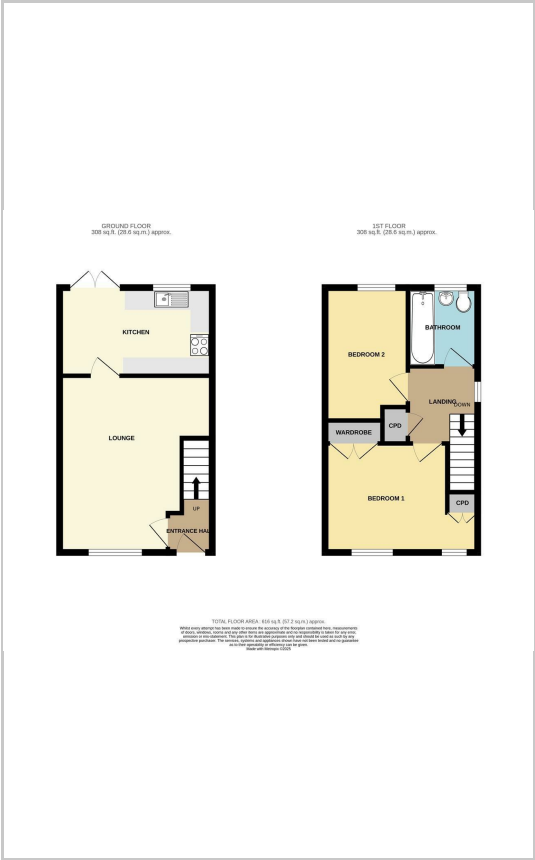
Money Laundering;

Any purchasers will be asked to produce identification documents and proof of funding before instruction of Solicitors.

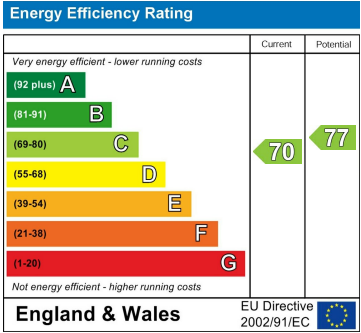
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

