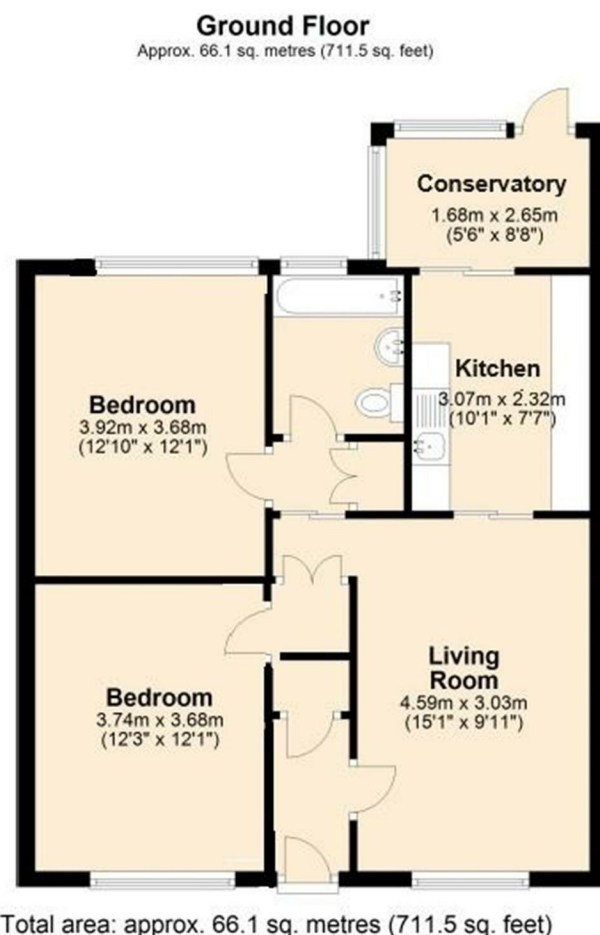


FOR SALE



55 Lowe Hill Gardens, Wem, Shrewsbury, SY4 5TZ



FOR SALE

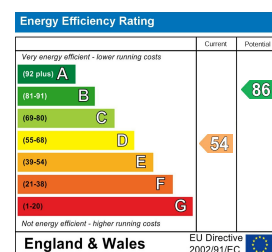
Offers In The Region Of £125,000

55 Lowe Hill Gardens, Wem, Shrewsbury, SY4 5TZ

**Property to sell?** We would be delighted to provide you with a free no obligation market assessment of your existing property. Please contact your local Halls office to make an appointment. **Mortgage/financial advice.** We are able to recommend a completely independent financial advisor,

who is authorised and regulated by the FCA. Details can be provided upon request. **Do you require a surveyor?** We are able to recommend a completely independent chartered surveyor. Details can be provided upon request.

Energy Performance Rating



An attractively presented and well proportioned bungalow with easily maintained gardens positioned in a quiet cul-de-sac locality within walking distance of the town centre.



01743 236 444

**Shrewsbury Sales**  
2 Barker Street, Shrewsbury, Shropshire, SY1 1QJ  
E: shrewsbury@hallsgb.com



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MILEAGES: Shrewsbury 11.6 miles and Telford 22.9 miles. All distances are approximate.



1 Reception Room/s



2 Bedroom/s



1 Bath/Shower Room/s



- Recently improved
- Neatly presented
- Well proportioned accommodation
- Easily maintained gardens
- Convenient location
- No onward chain

#### DESCRIPTION

55 Lowe Hill Gardens is an improved and attractively presented bungalow. Prospective purchasers should be aware that the bungalow is built of timber frame construction. The property comprises a spacious living room, modern kitchen, two bedrooms, bathroom and conservatory. The gardens are located to both the front and rear and laid for ease of maintenance offering areas laid to lawn, shrubbery beds and borders and patio seating areas. It should be noted there is a small additional piece of ground located to the south of the bungalow (see Agents Note).

#### ACCOMMODATION

Panelled entrance door leads into:

#### ENTRANCE PORCH

With part glazed panelled entrance door through to a hallway with built in cupboard and door to:

#### LIVING ROOM

With two wall mounted electric storage heaters. Built in storage cupboard with fitted shelving. Sliding door through to:

#### KITCHEN

Providing a modern gloss range of eye and base level units comprising cupboards and drawers. Generous fitted work top. One and a half bowl stainless steel sink unit and drainer with mixer tap. Space and plumbing for washing machine. Space and connection for electric cooker. Part tiled walls. Part glazed door through to Conservatory.

#### CONSERVATORY

With UPVC double glazed windows and polycarbonate roof. Panelled part glazed timber door through to rear garden.

#### BEDROOM 1

With wall mounted storage heater.

#### INNER HALL

With built in cupboard with insulated hot water cylinder.

#### BEDROOM 2

With wall mounted storage heater.

#### BATHROOM

White suite comprising low level WC, pedestal wash hand basin and panelled bath. Wall mounted electric shower over bath. Tiled walls.

#### OUTSIDE

The property is approached over a flagged pathway to the front giving access to the main entrance door.

#### THE GARDENS

To the front the gardens offer a neatly maintained lawn with well stocked shrubbery beds and borders. Located to the rear is a flagged patio seating area with space for entertaining and potted plants, together with a neatly manicured lawn with established shrubbery beds containing numerous herbaceous plants. Timber and felt storage shed. It should be noted that there is a rear pedestrian access to the bungalow for refuse disposal.

#### GENERAL REMARKS

#### AGENTS NOTE

1. There is a section of additional land positioned to the south of the bungalow which could potentially be used for the construction of a garage, subject to any necessary planning permission.

2. Prospective purchasers should be aware that the bungalow is built of timber frame construction.

#### FIXTURES AND FITTINGS

Only those items described in these particulars are included in the sale.

#### SERVICES

Mains water, electricity and drainage are understood to be connected. None of these services have been tested.

#### COUNCIL TAX

The property is currently showing as Council Tax Band A. Please confirm the council tax details via Shropshire Council on 0345 6789002 or visit [www.gov.uk/council-tax-bands](http://www.gov.uk/council-tax-bands).

#### TENURE

Freehold. Purchasers must confirm via their solicitor.

#### VIEWINGS

Halls, 2 Barker Street, Shrewsbury, Shropshire SY1 1QJ. Tel: 01743 236444. Email: [shrewsbury@hallsgb.com](mailto:shrewsbury@hallsgb.com)