



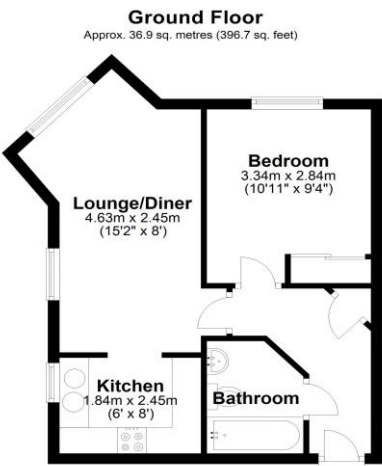
Pooler Close Telford TF1 2HP

Offers in the Region Of
£96,750

Pleasant One bedroomed ground floor apartment which is close to all major road networks including the M54 and the local hospital. Wellington market town a walk away with railway station and good public transport, supermarkets etc. SECURITY ENTRANCE, hallway, fitted kitchen with Bosch appliances. Double bedroom. Bathroom. Gas CH. New boiler 2 years ago. Up to date fire regulations throughout building. Allocated parking. No pets allowed in block EPC C Council Tax Band A

- One bedroom
- New boiler 2 years ago
- Allocated parking
- EPC
- Close to Wellington Centre
- Pleasant area and attractive views
- Up to date with fire regulations

Pooler Close, Telford, Shropshire, TF1 2HP



Total area: approx. 36.9 sq. metres (396.7 sq. feet)



Energy performance certificate (EPC)

32, Pooler Close Wellington TELFORD TF1 2HP	Energy rating C	Valid until: 4 February 2029 Certificate number: 0158-2825-6423-9801-5675
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Property typeGround-floor flat

Total floor area35 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).