



Zaza Johnson & Bath
Estate Agents

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10 Drake Close, Severn Meadows, Shrewsbury, Shropshire, SY2 5HW

Offers in the Region Of £150,000

A spacious and stylish top floor, 2 bedroom apartment, enjoying beautiful views of the River Severn and open countryside. This lovely apartment is located in the popular area of Underdale benefiting from being close to Shrewsbury Town Centre but also with easy access of the north and south of Shrewsbury. The stylish accommodation comprises: Communal Entrance, Hallway, Storage Cupboard, 2 Bedrooms, Modern Bathroom, Large Open Plan Living/Kitchen Room, Allocated and Visitor Parking, Good Size Bike/Storage Shed, Communal Play Area. Viewing Highly Recommended.



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The mention of any appliances and/or services within these sales particulars does not imply that they are in full and efficient working order.

Accommodation comprises

Entrance door to Communal Entrance Hall with entry phone system. Further door the rear leading to Communal Car Park with one allocated parking space along with visitors parking.

Communal Entrance Hall

Staircase leads to First Floor Communal Landing and Flat 10 with wooden entrance door.

Entrance Hall

Mat well, carpet, useful storage cupboard, radiator, telephone entry system.

Bedroom 1 13' 8" x 8' 2" (4.16m x 2.49m)

Carpet, radiator, double glazed window with lovely views over open countryside toward the River Severn.

Bedroom 2 13' 8" x 5' 10" (4.16m x 1.78m)

Carpet, radiator, double glazed window with lovely open outlook over fields towards the River.

Bathroom 5' 9" x 6' 5" (1.75m x 1.95m)

Fitted with 3 piece suite including bath with shower fitting over, wash basin and WC, period tile effect vinyl flooring, frosted double glazed window, shaving socket, black matt radiator, extractor fan.

Open Plan Living Room/Kitchen 23' 1" x 11' 3" (7.03m x 3.43m)

Carpet, 2 double glazed windows with views towards the River Severn and open countryside, 2 double radiators,. The Kitchen Area has period effect vinyl flooring and is fitted with base and eye level units with laminate worktops, inset 1 1/2 bowl sink unit, double glazed window to the front, built in electric cooker with 4 ring electric hob above, stainless steel splash back and filter hood over. Cupboard housing combination central heating boiler which has been regularly serviced.

Lease Details

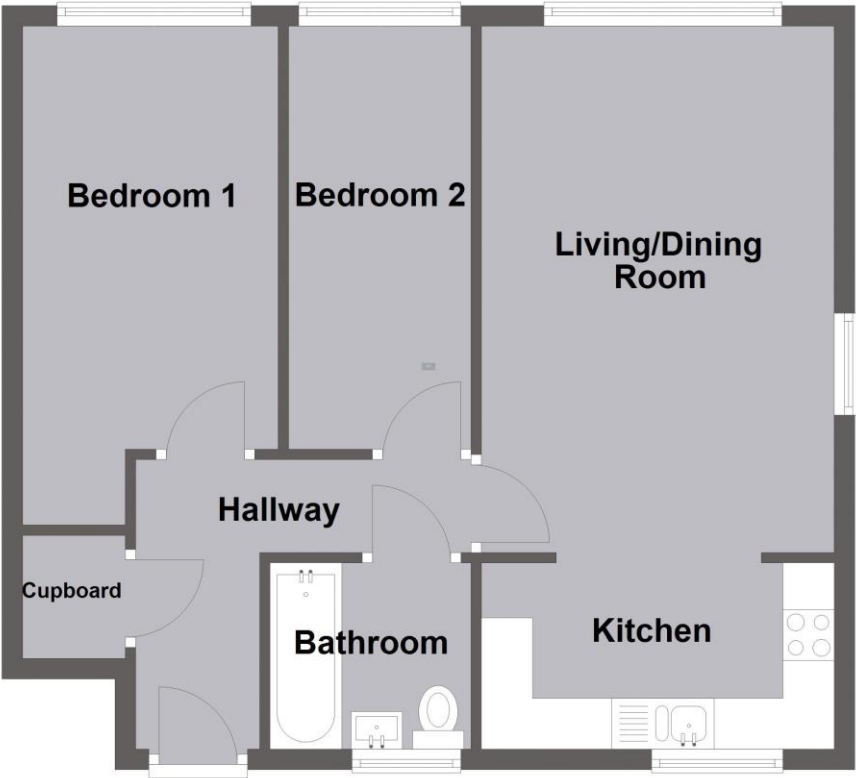
Length of Lease: 106 years remaining Annual Ground Rent - £300 Annual Service Charge - £1,600 (Includes buildings insurance)

Council Tax Band B

Tenure: Our client advises us that the property is Leasehold. Should you proceed with the purchase of the property, these details must be verified by your solicitor.

Viewing: To arrange a viewing call in at our office or telephone **01743 248351**

Ground Floor



10 Drake Close, Underdale, Shrewsbury

FLOOR PLANS FOR GUIDANCE ONLY

English | [Cymraeg](#)

Energy performance certificate (EPC)

10, Drake Close SHREWSBURY SY2 5JW	Energy rating C	Valid until 9 July 2028
		Certificate number 8436-7723-5376-3810-7992

Property type

Top-floor flat

Total floor area

59 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/understanding-private-rented-property-minimum-energy-efficiency-standards-and-exemptions>).

Energy rating and score

This property's energy rating is C. It has the potential to be C.

[See how to improve this property's energy efficiency](#)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	78 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

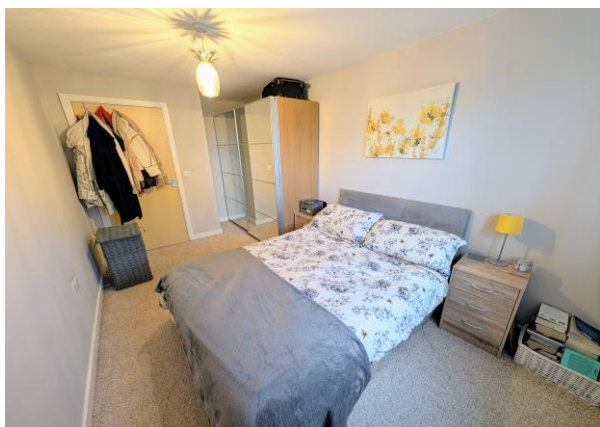
The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

Breakdown of property's energy performance



FREE MORTGAGE ADVICE

Whether you are a first time buyer, moving home, buying as an investor or looking to save on your mortgage payments, you will benefit from some **free** no obligation mortgage advice. To arrange an appointment with Stephen Bath of Bee Mortgages, who is based at our office, call us on **01743 248351**

Whole of Market, clear and relevant tailored to your individual needs and circumstances.

Your home may be repossessed if you do not keep up repayments on your mortgage