



SAMUEL WOOD

25 Lower Galdeford, Ludlow, SY8 1RN
Offers In The Region Of £170,000



Nestled in the heart of Ludlow, on the charming Lower Galdeford, this end-of-terrace house presents a wonderful opportunity for those looking to create their home. With a prime location in the town centre, you will find yourself just a stone's throw away from local amenities, shops, and the period surroundings that Ludlow is renowned for. EPC Rating F.

- Town Centre Location
- In Need Of Modernisation
- No Onward Chain
- 3 Bedrooms

The property features a well-proportioned reception hall that welcomes you into the home. The living room is a comfortable space, perfect for relaxation or entertaining guests. The kitchen breakfast room offers an area for family meals, although it is in need of modernisation and refurbishment, allowing you to put your personal touch on the space. A bathroom and a storage room/potential utility complete the ground floor accommodation.

Venturing upstairs, you will discover three bedrooms, providing ample space for family living or guest accommodation. Each room offers potential for reimagining, making this property an exciting project for those with a vision.

Services: We understand that the property has Electric heating, mains electric, Mains water and mains drainage.

Broadband Speed: Basic 19 Mbps, Superfast 80 Mbps, Ultrafast 1800 Mbps

Flood Risk: Very Low

Tenure: We understand the tenure is Freehold.

Local Authority: Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury, Shropshire SY2 6ND. Tel 0345 678 9000

Council Tax Band: A

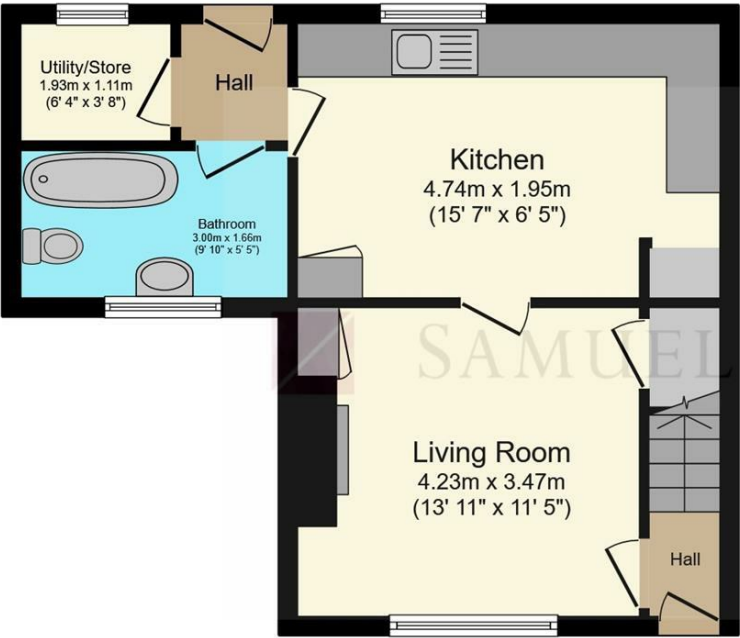
Mortgage Services: We offer a no obligation mortgage service through Hilltop Mortgage Solutions. Please ask a member of our team for further details.

Referral Services: Samuel Wood routinely refers vendors and purchasers to providers of conveyancing and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.

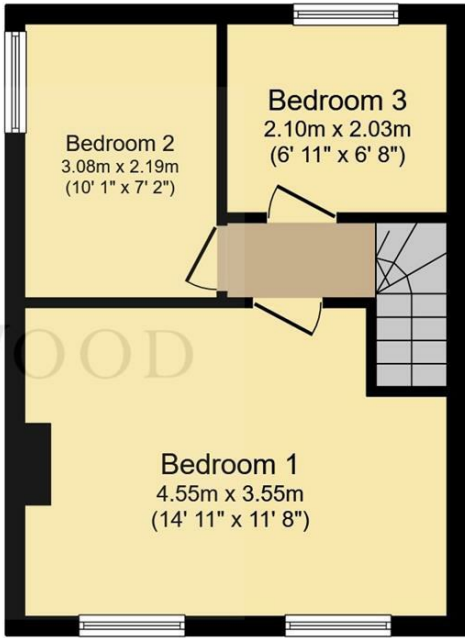
Viewings: Strictly by appointment only, please contact the Ludlow office on 01584 875 207 or email ludlow@samuelwood.co.uk. For out of hours enquiries please contact Andrew Cadwallader 07974 015 764



Floor Plans



Ground Floor
Floor area 41.1 sq.m. (442 sq.ft.)



First Floor
Floor area 31.5 sq.m. (339 sq.ft.)

Total floor area: 72.6 sq.m. (782 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

We take every care in preparing our sales details. They are checked and usually verified by the Vendor. We do not guarantee appliances, alarms, electrical fittings, plumbing, showers etc. You must satisfy yourself that they operate correctly. Room sizes are approximate; they are usually taken in metric and converted to imperial. Do not use them to buy carpets or furniture. We cannot verify the tenure, as we do not have access to the legal title; we cannot guarantee boundaries or rights of way so you must take the advice of your legal representative. No person in the employment of or representing Samuel Wood has any authority to make any representation or warranty whatever in relation to this property. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view. Applicants are advised that the majority of our shots are taken with a wide angle lens.

CONTEMPORARY AGENCY • TRADITIONAL VALUES
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