



29 Pengwern Court, Longden Road, Shrewsbury, SY3 7JE

2 bedroom apartment—£160,000 Leasehold

29 Pengwern Court, Longden Road, Shrewsbury, SY3 7JE

Coopergreenpooks.co.uk

£160,000 Leasehold—2 bedroom apartment

sales@cgpooks.co.uk

A spacious 2-bedroom first floor apartment, well situated in this popular purpose-built retirement development set in lovely communal grounds. Pengwern Court is in a superb location, a short walk from the fantastic amenities of Coleham, the Quarry Park and also the town centre.

KEY FEATURES

- Entrance hall with 2 useful built in stores
- Good sized open plan living/dining room with feature fireplace and glazed double doors to kitchen
- Separate fitted kitchen with appliances
- 2 double bedrooms, both with fitted wardrobes and there is also a shower room
- Double glazed windows and storage heaters
- Easy to access on first floor by either lift or stairs
- On the lower ground floor there is a nicely furnished and spacious residents lounge and kitchen
- Resident house manager along with 24-hour emergency care line response system. There is also additional guest suite accommodation for visitors
- Attractively landscaped and private communal gardens with pathways and seating areas
- Superb location, just a few minutes' walk from the varied amenities of Longden Coleham, as well as some beautiful river walks and the town centre
- Vacant with no onward chain

Cooper Green Pooks

3 Barker Street

Shrewsbury

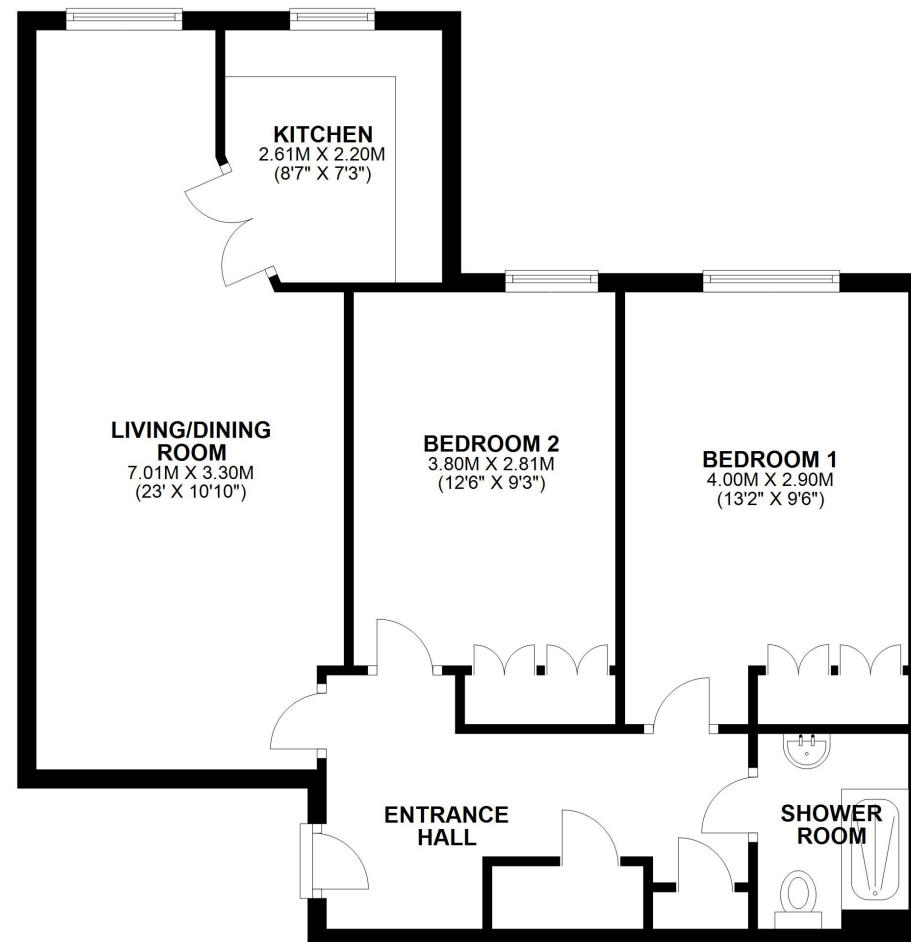
SY1 1QF

www.cgpooks.co.uk



FIRST FLOOR

APPROX. 70.8 SQ. METRES (761.6 SQ. FEET)



TOTAL AREA: APPROX. 70.8 SQ. METRES (761.6 SQ. FEET)

We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide only and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property.
Plan produced using PlanUp.





29 Pengwern Court, Longden Road, Shrewsbury, SY3 7JE

£160,000 Leasehold—2 bedroom apartment

sales@cgpooks.co.uk

rightmove

onTheMarket.com

RICS
Regulated by RICS



BOUNDARIES NOT CONFIRMED

Tenure	Leasehold
Lease	125 years from 1998
Service Charge	TBC
Ground Rent	TBC
Local Authority	Shropshire Council
Council Tax	Band C
EPC Band	Band B
Services	Mains water, electricity and drainage are connected

Expert mortgage advice available
3 Barker St, Shrewsbury SY1 1QF
Cooper Green Pooks
01743 276666



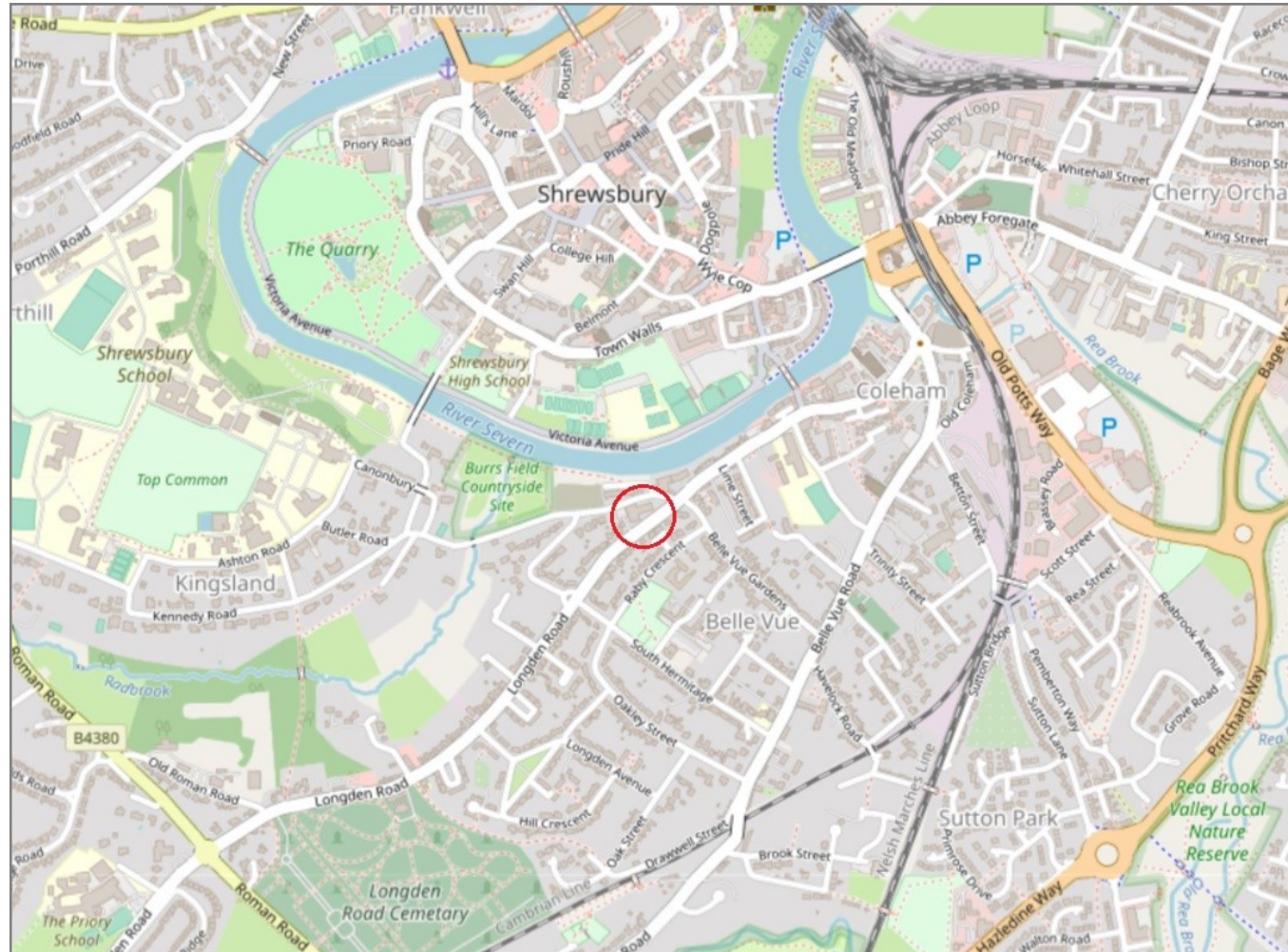
Your home may be repossessed if you do not keep up repayments on your mortgage.
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

29 Pengwern Court, Longden Road, Shrewsbury, SY3 7JE

Coopergreenpooks.co.uk

£160,000 Leasehold—2 bedroom apartment

sales@cgpooks.co.uk



IMPORTANT NOTICE: Cooper Green Pooks for themselves and for the lessors or vendors of this property whose agents they are give notice that: 1 No appliances, services or service installations have been tested and no warranty as to suitability or serviceability is implied. Any prospective purchaser or lessee is advised to obtain verification from their surveyor or solicitor. 2. The particulars are set out as a general outline only for the guidance of the intended purchasers or lessees and do not constitute, nor constitute part of, an offer or contract. 3. All descriptions, reference to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct but any intending purchasers or lessees should not rely on them as statements or representation of fact but satisfy themselves by inspection or otherwise as to the correctness of each of them. 4. No person in the employment of Cooper Green Pooks has any authority to make or give any representation or warranty whatsoever in relation to this property. 5. All rentals and prices are quoted exclusive of Stamp Duty, legal and surveyors fees and any other associated purchasers or lessees costs. 6. Floor plans are indicative only and should not be relied on. 7. The plan showing the boundary of the property is indicative only and has not been checked against the legal title so should not be relied on. 8. All dimensions, floor areas and site areas are only approximate and should not be relied on. Dimensions are generally maximum room dimension.