



5 Wellmeadow Road, Copthorne, Shrewsbury, SY3 8UL

3 bedroom semi-detached house—£379,950 Freehold

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Coopergreenpooks.co.uk

£379,950 Freehold—3 bedroom semi-detached house

sales@cgpooks.co.uk

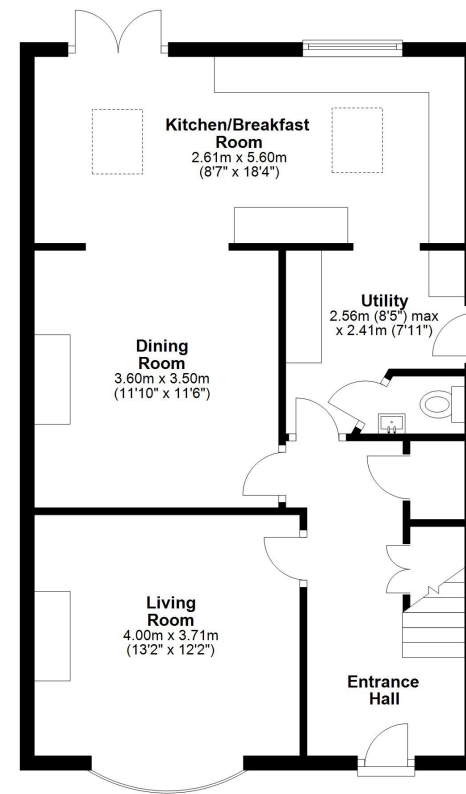
This traditional semi-detached family house has been extended and improved to provide well-designed accommodation throughout, while occupying a fantastic position within a very popular residential area and benefiting from a private rear garden and driveway.

KEY FEATURES

- Good sized entrance hall with useful under stairs storage and turning staircase to landing
- Living room with feature bow window to front
- Dining room opening to the extended kitchen/breakfast room which has a range of fitted units, velux windows and glazed double doors to the rear garden
- Separate fitted utility with access to side and cloakroom
- Two double bedrooms with built in wardrobes
- A further generous single bedroom and large family bathroom with shower
- uPVC double glazed windows and oil fired central heating - new boiler fitted November 2023 and has a 5 year warranty
- Private rear garden, laid to lawn with paved sun terrace and useful timber store
- Driveway to front providing parking, with adjoining lawned garden
- The property has recently been decorated throughout and is sold with no upward chain

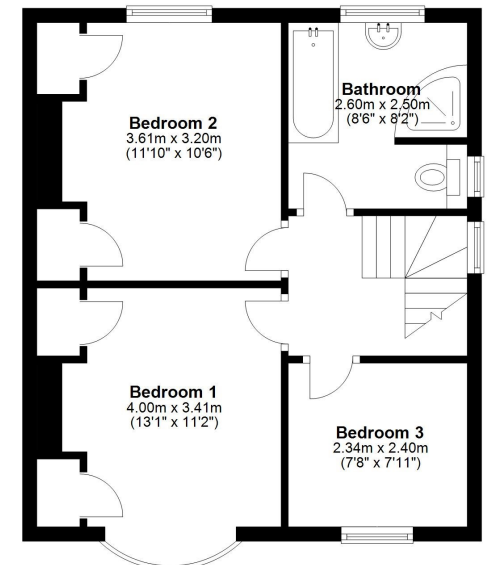
Ground Floor

Approx. 59.0 sq. metres (635.0 sq. feet)



First Floor

Approx. 42.6 sq. metres (458.7 sq. feet)



Total area: approx. 101.6 sq. metres (1093.7 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.

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3 Barker Street

Shrewsbury

SY1 1QF

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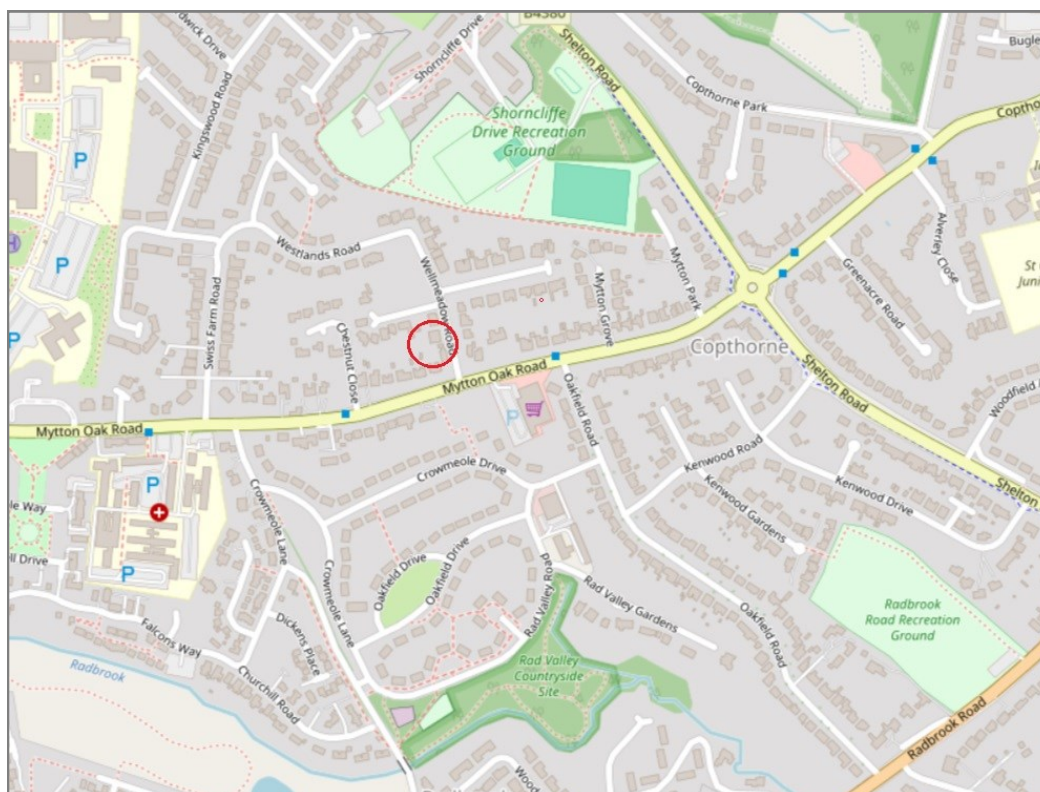
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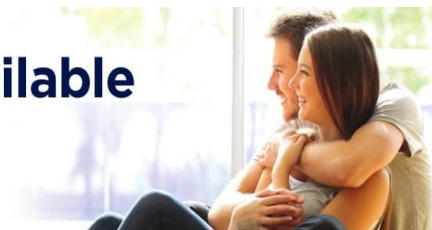
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BOUNDARIES NOT CONFIRMED

Tenure	Freehold
Local Authority	Shropshire Council
Council Tax	Band C
EPC Band	TBC
Services	Mains water, electricity and drainage are connected with oil fired central heating

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



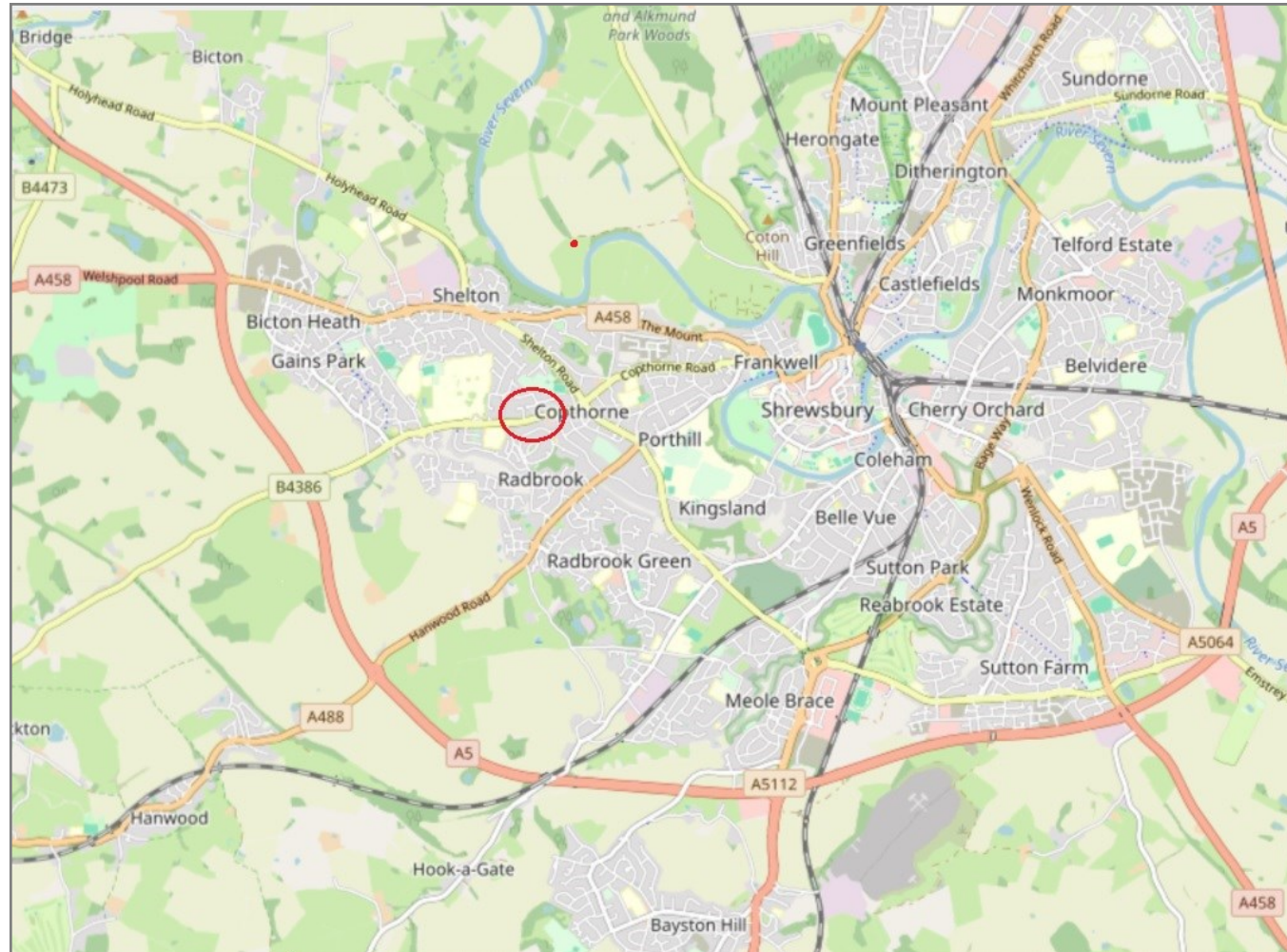
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There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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