



**10 Croft Close, Bomere Heath, Shrewsbury, SY4 3PZ**

3 bedroom detached bungalow—£350,000 Freehold



# 10 Croft Close, Bomere Heath, Shrewsbury, SY4 3PZ

Coopergreenpooks.co.uk

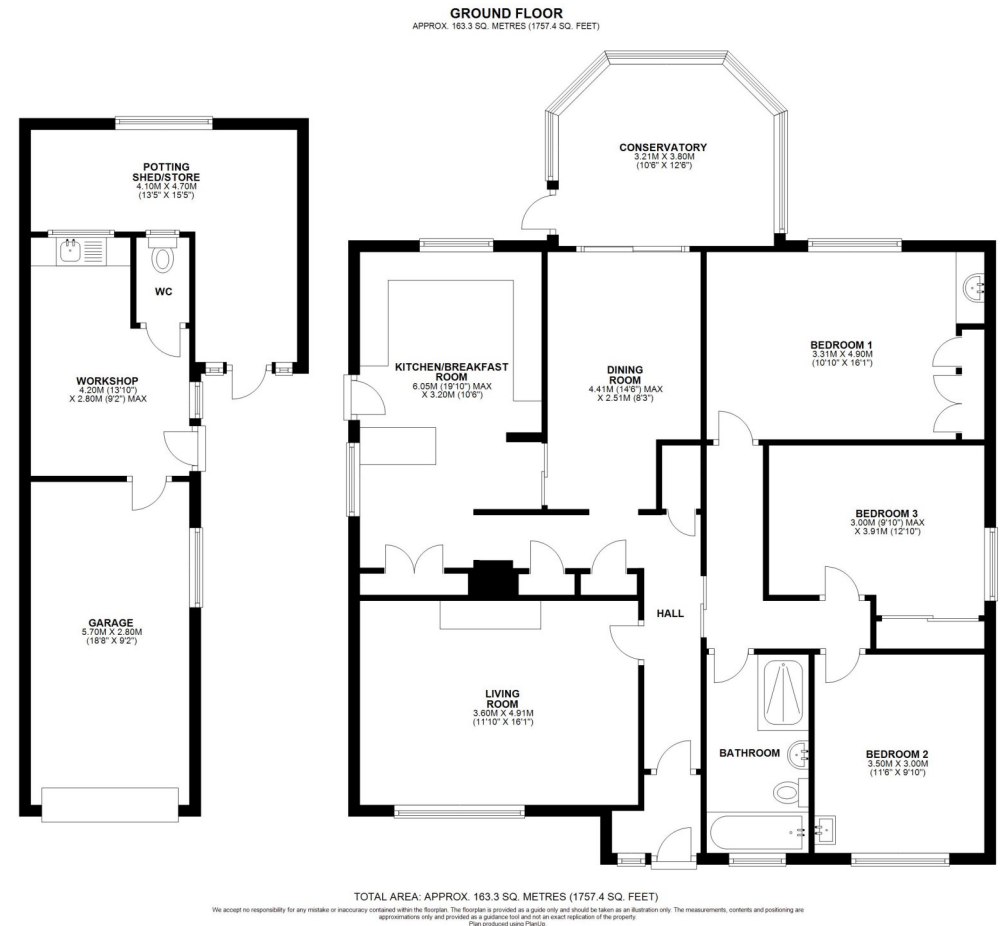
£350,000 Freehold— 3 bedroom detached bungalow

sales@cgpooks.co.uk

Occupying a fantastic plot at the end of a quiet cul-de-sac, this beautifully presented and well-designed detached bungalow has been extended and improved to provide practical and versatile accommodation, while benefitting from attractively landscaped gardens, private driveway, garage and outbuildings.

## KEY FEATURES

- Entrance porch opening to a large L-shaped hallway with plenty of useful storage
- Good sized living room with feature fireplace and views to front
- Lovely open plan kitchen/breakfast room, complete with a range of fitted units, space for appliances, breakfast bar and access to side
- Separate dining room with glazed patio doors to the conservatory
- Three generous double bedrooms and a re-fitted family bathroom with walk-in shower
- uPVC double glazed windows and oil fired central heating
- Impressive private and established rear garden, laid to lawn with well-stocked borders, raised beds and paved terraces
- Detached single garage, which has been extended to create an additional workshop with WC and sink, as well as a potting shed/store – this area has lots of potential for conversion into a home office or additional accommodation if required
- Driveway to front providing plenty of parking
- Quietly and conveniently located in a nice village setting, just a few minutes' walk from open countryside and village amenities such as a local store, pub, primary school, tennis and cricket clubs. The property is also within the school catchment of the Corbet secondary school and just a 10-minute drive from Shrewsbury



















## 10 Croft Close, Bomere Heath, Shrewsbury, SY4 3PZ

£350,000 Freehold— 3 bedroom detached bungalow

[sales@cgpooks.co.uk](mailto:sales@cgpooks.co.uk)

[Coopergreenpooks.co.uk](http://Coopergreenpooks.co.uk)



Cooper Green Pooks  
3 Barker Street  
Shrewsbury  
SY1 1QF

[www.cgpooks.co.uk](http://www.cgpooks.co.uk)  
[sales@cgpooks.co.uk](mailto:sales@cgpooks.co.uk)  
01743 276666

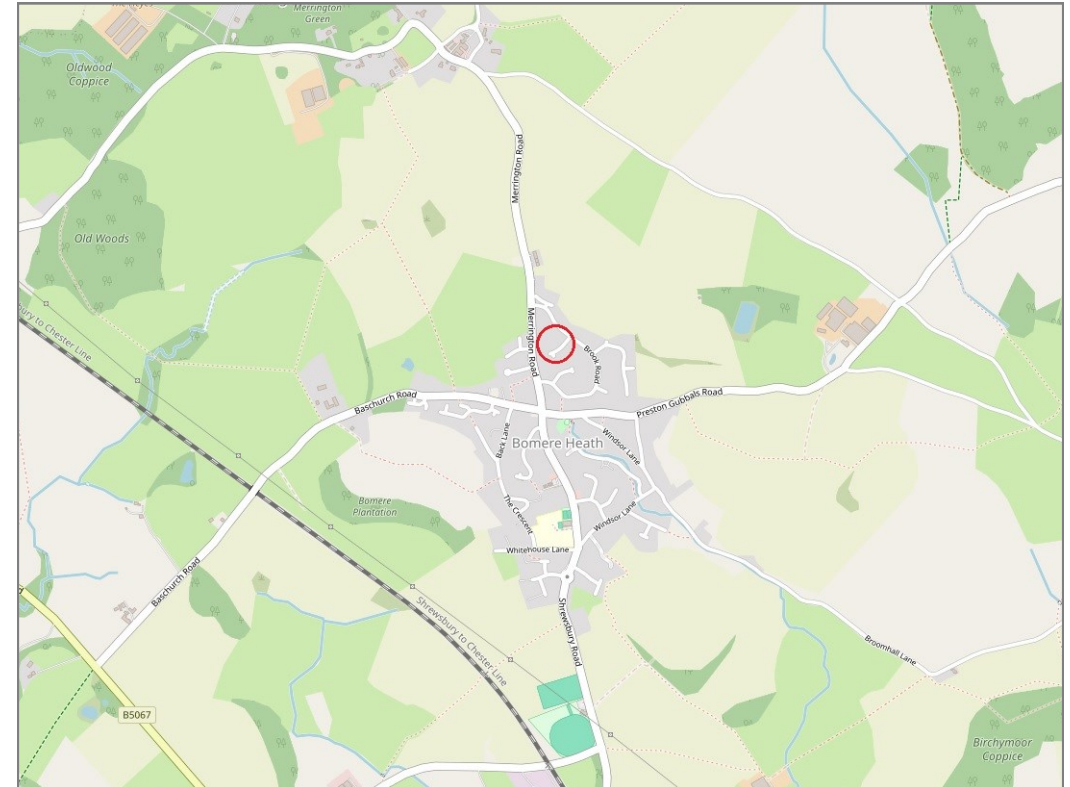




# 10 Croft Close, Bomere Heath, Shrewsbury, SY4 3PZ

£350,000 Freehold—3 bedroom detached bungalow

sales@cgpooks.co.uk



**BOUNDARIES NOT CONFIRMED**

Tenure	<b>Freehold</b>
Local Authority	<b>Shropshire Council</b>
Council Tax	<b>Band D</b>
EPC Band	<b>Band D</b>
Services	<b>Mains water, electricity and drainage connected with oil fired central heating</b>

**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.

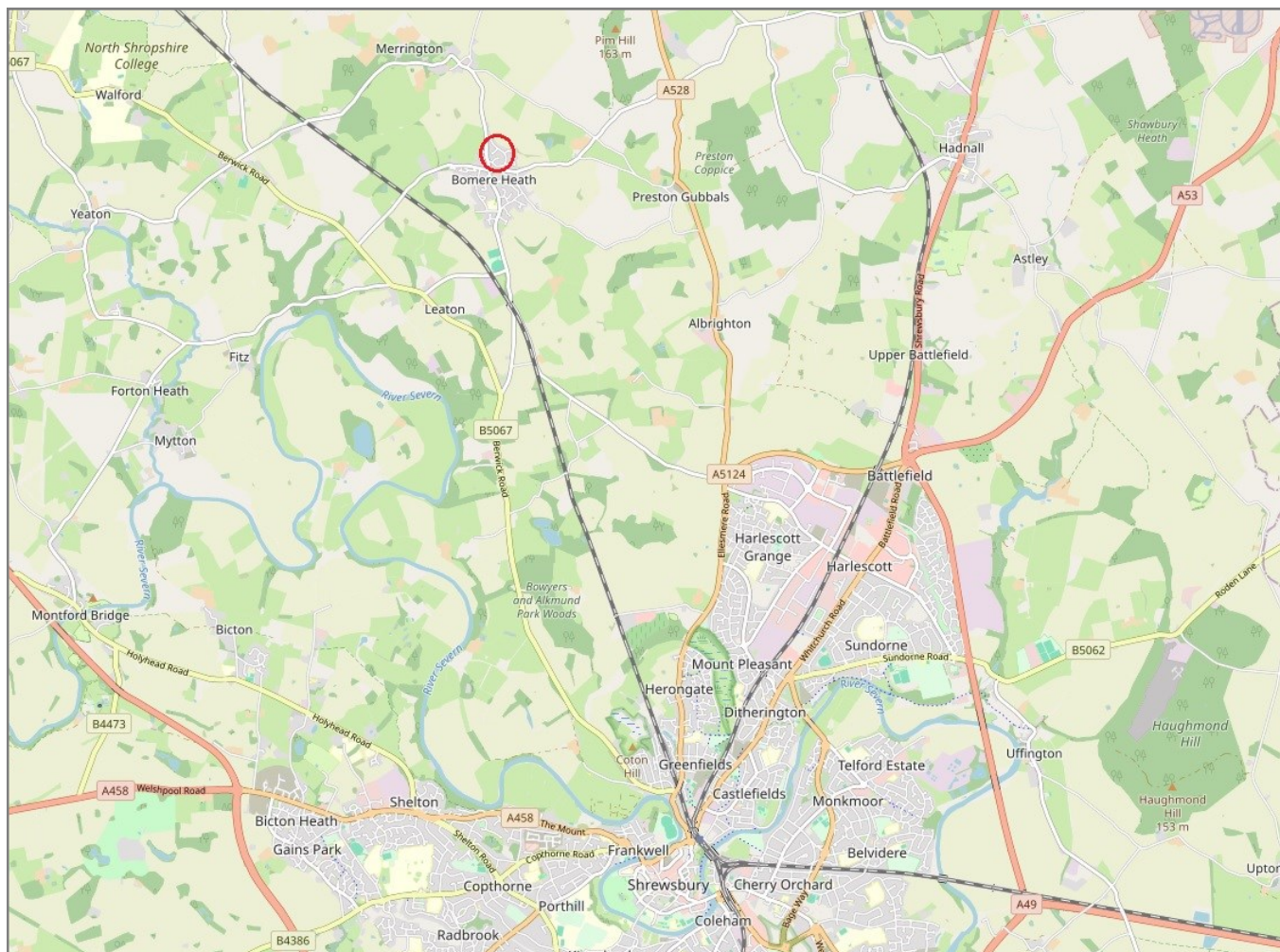


# 10 Croft Close, Bomere Heath, Shrewsbury, SY4 3PZ

Coopergreenpooks.co.uk

£350,000 Freehold—3 bedroom detached bungalow

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.