



**18 Gardeners Place, Shrewsbury SY2 6FH**

4 bedroom detached house — £375,000 Freehold

# 18 Gardeners Place, Shrewsbury SY2 6FH

Coopergreenpooks.co.uk

£375,000 Freehold—4 bedroom detached house

sales@cgpooks.co.uk

This thoughtfully designed detached family house offers very practical and well-proportioned accommodation, finished to a high standard throughout, while benefitting from a landscaped rear garden, driveway parking and detached garage.

## KEY FEATURES

- Good sized entrance hall with cloakroom and staircase to spacious landing
- Open plan kitchen/dining room, complete with integrated appliances
- Large living room with useful built in store/study and glazed double doors onto the rear garden
- Master bedroom and en-suite shower room
- Three further bedrooms and a well-appointed family bathroom
- uPVC double glazed windows and gas fired central heating
- Private landscaped rear garden, laid to lawn with a decked terrace
- To the front of the property is a driveway providing parking for two cars, single garage and additional lawned garden
- A very quiet and convenient location, just a short distance from some excellent amenities, road links via the bypass, and less than two miles from the town centre

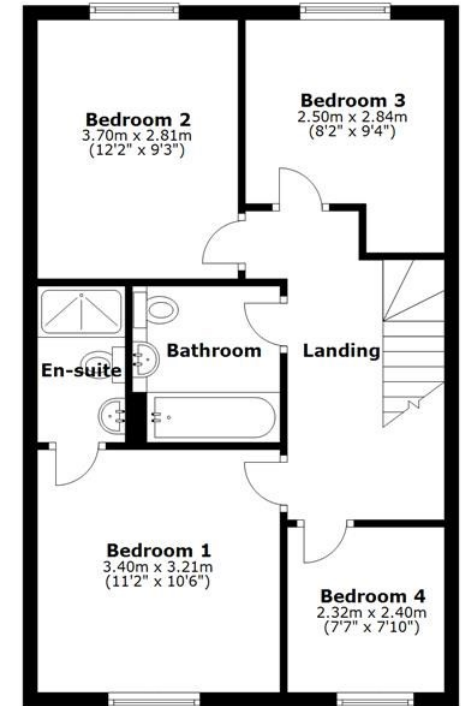
## Ground Floor

Approx. 53.7 sq. metres (577.6 sq. feet)



## First Floor

Approx. 53.8 sq. metres (578.9 sq. feet)



Total area: approx. 107.5 sq. metres (1156.6 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.

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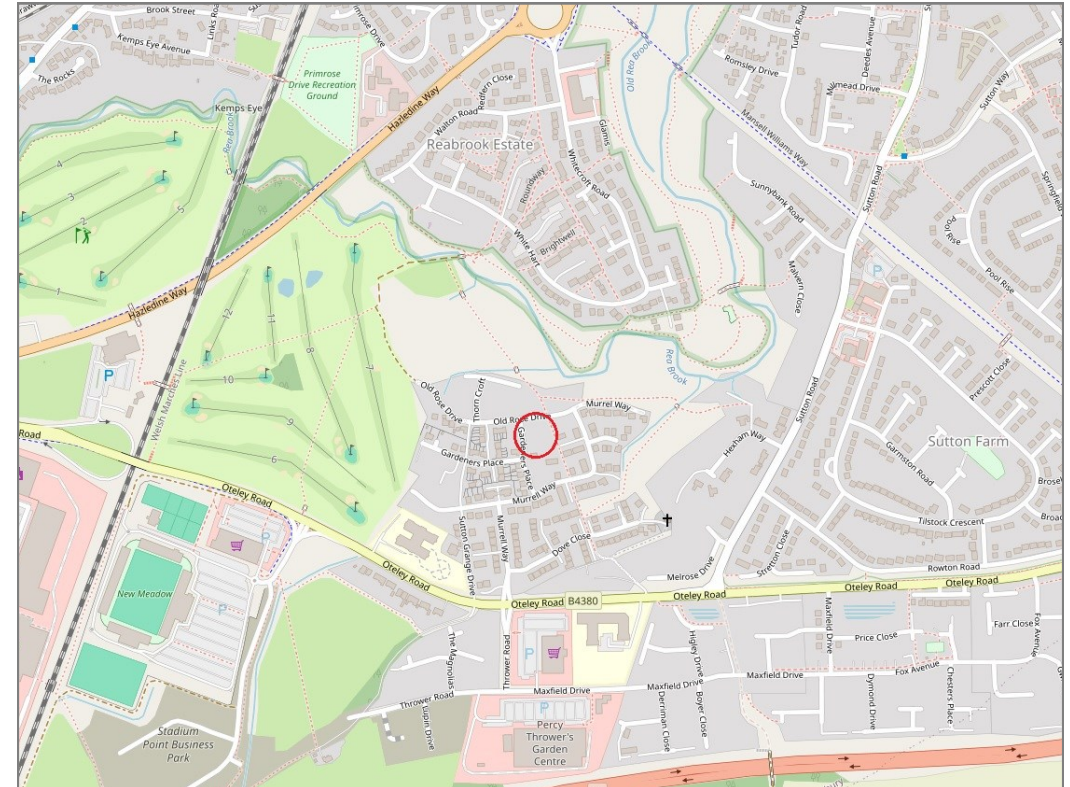
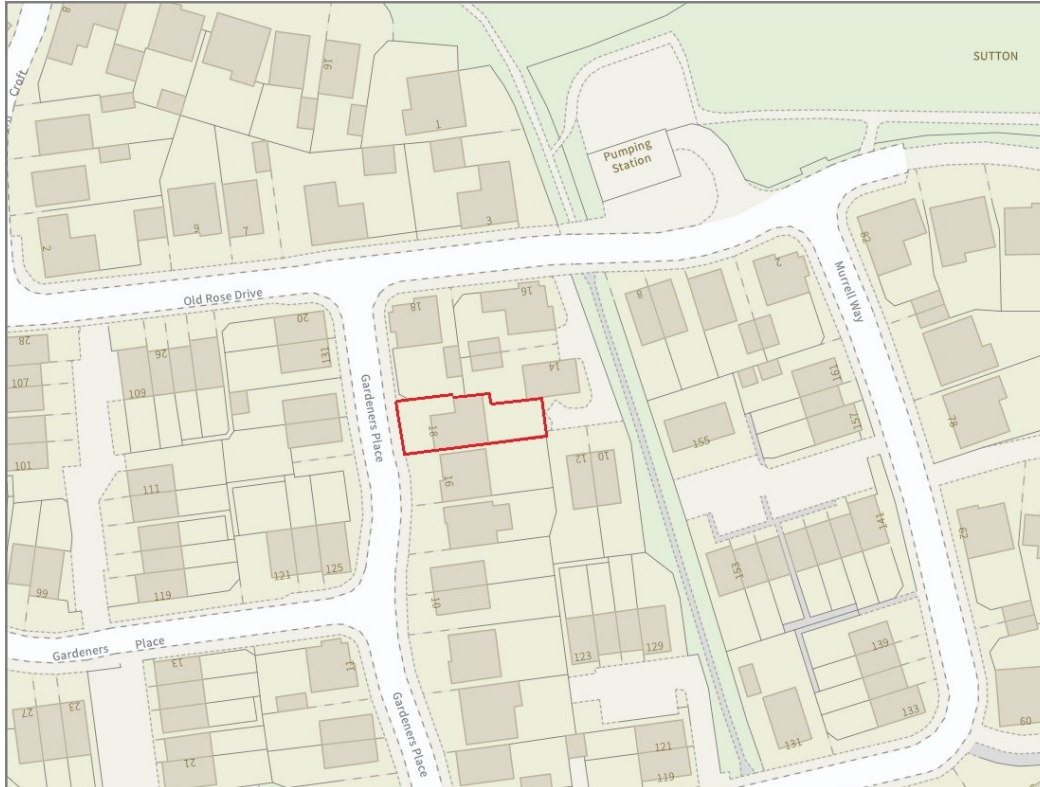
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**BOUNDARIES NOT CONFIRMED**

Tenure	<b>Freehold</b>
Local Authority	<b>Shropshire Council</b>
Council Tax	<b>Band D</b>
EPC Band	<b>Band B</b>
Services	<b>All mains services are connected</b>

 **Expert mortgage advice available**

3 Barker St, Shrewsbury SY1 1QF

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

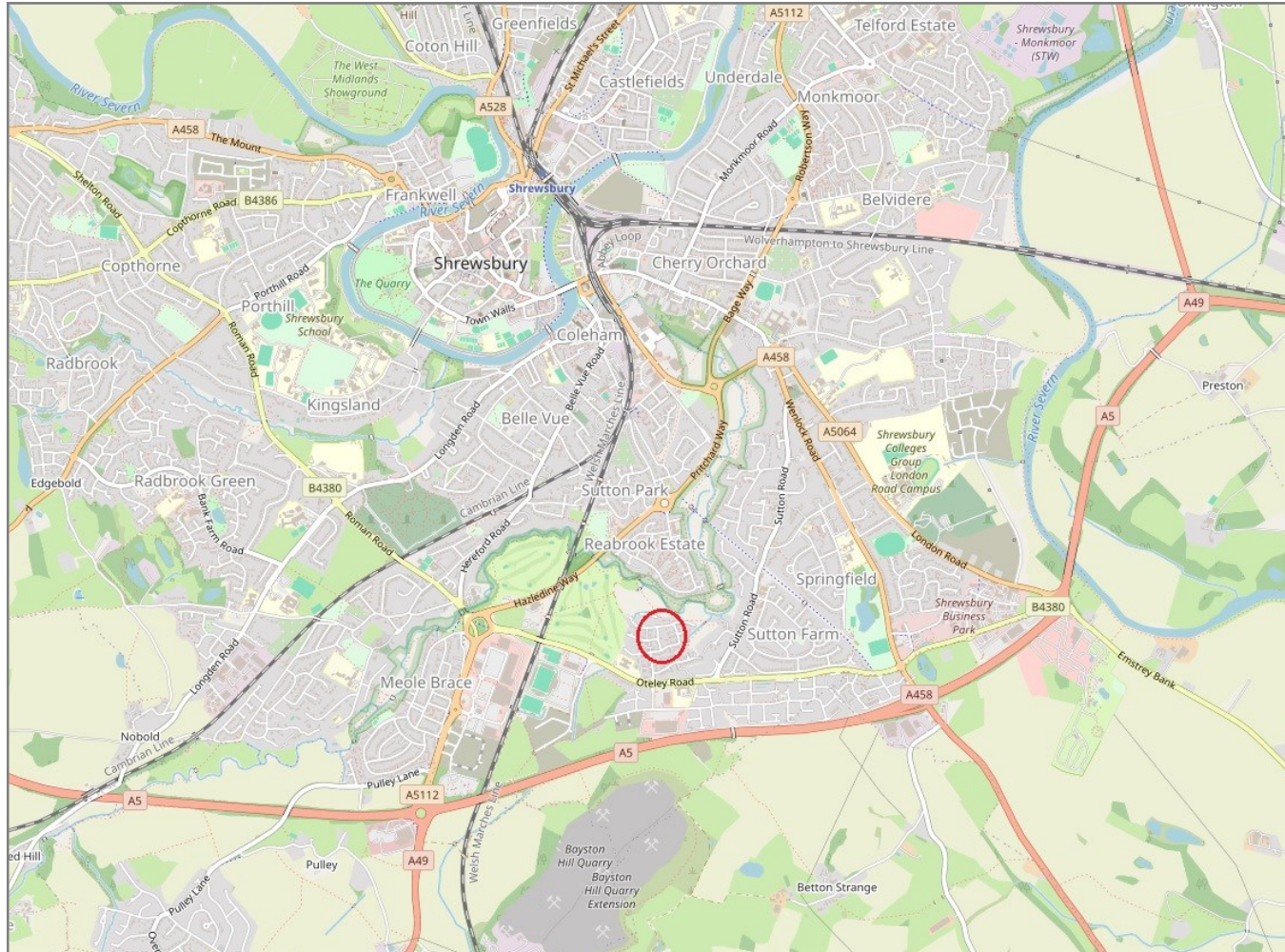
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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