



**1 Chantry Place, Sweetlake Meadow, Shrewsbury SY3 9FP**

2 bedroom semi-detached house—£245,000 Freehold

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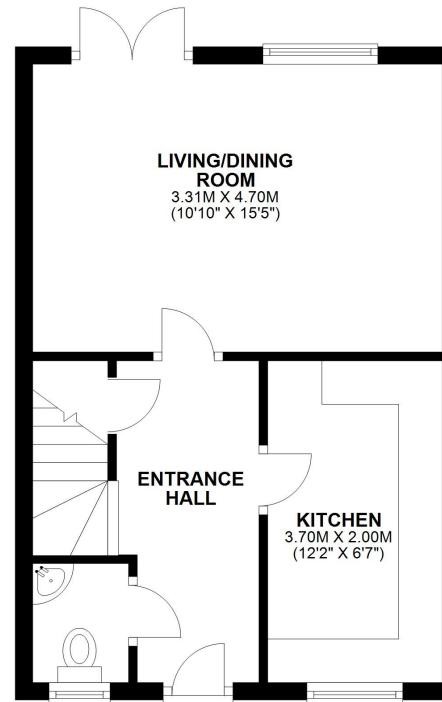
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**Occupying a lovely position within a popular modern development, this beautifully presented semi-detached house offers thoughtfully designed accommodation finished to a high standard throughout, while benefitting from a private rear garden and driveway parking.**

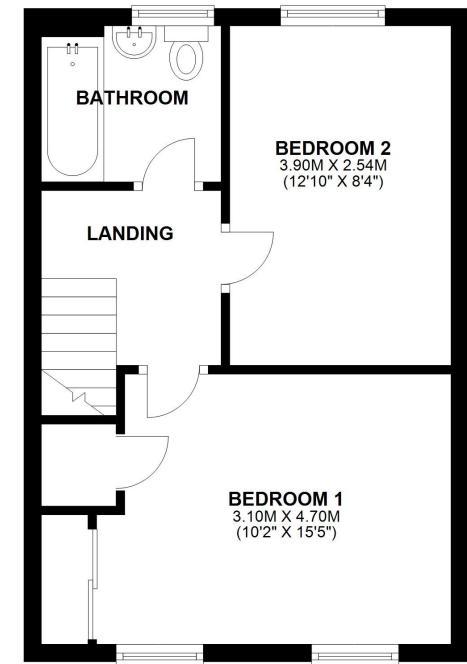
## KEY FEATURES

- Good sized entrance hall with useful under stairs storage, cloakroom and turning staircase to landing
- Kitchen with a range of fitted units and space for appliances
- Open plan living/dining room with glazed double doors opening to the rear garden
- Master bedroom with built in wardrobes and two windows to front
- A further generous single bedroom and separate well-appointed family bathroom
- uPVC double glazed windows and gas fired central heating
- Private rear garden, laid to artificial lawn with paved terrace, useful timber store and gated access to side
- Driveway to front providing parking for two cars
- A superb location within a popular modern development on the fringe of the town, a stone's throw from lovely countryside walks, while being just a short distance from a choice of primary and secondary schools, and less than two miles from the town centre

**GROUND FLOOR**  
APPROX. 33.4 SQ. METRES (359.3 SQ. FEET)



**FIRST FLOOR**  
APPROX. 33.4 SQ. METRES (359.3 SQ. FEET)



TOTAL AREA: APPROX. 66.8 SQ. METRES (718.6 SQ. FEET)

Cooper Green Pooks  
3 Barker Street  
Shrewsbury  
SY1 1QF

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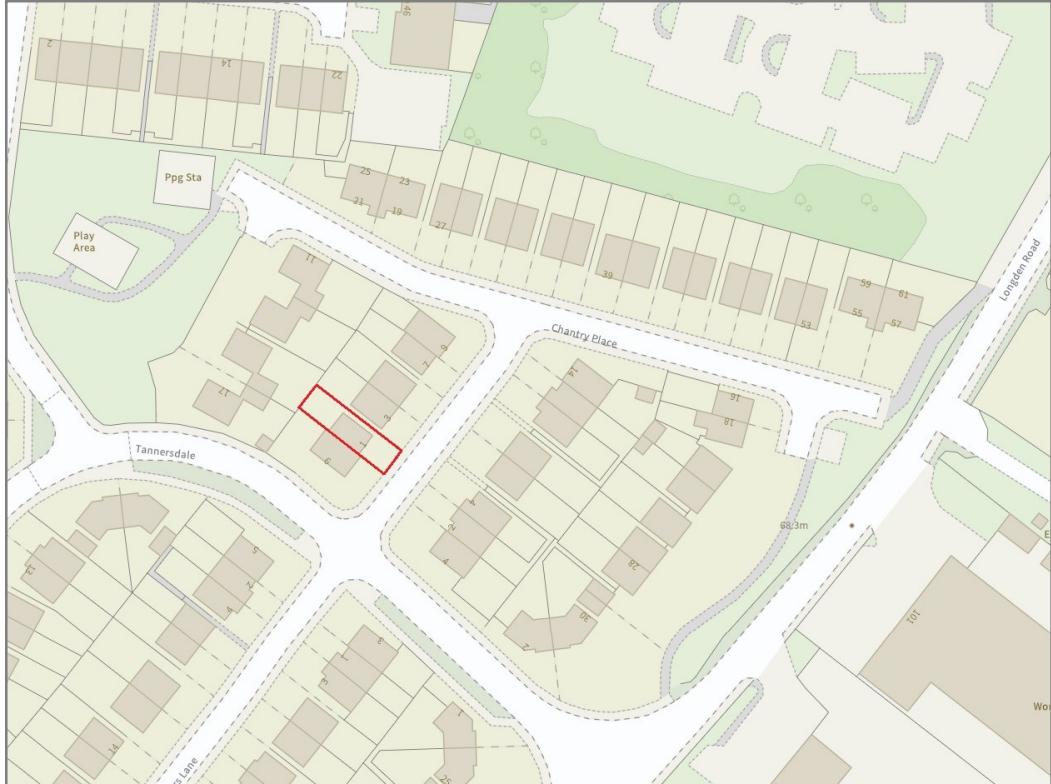
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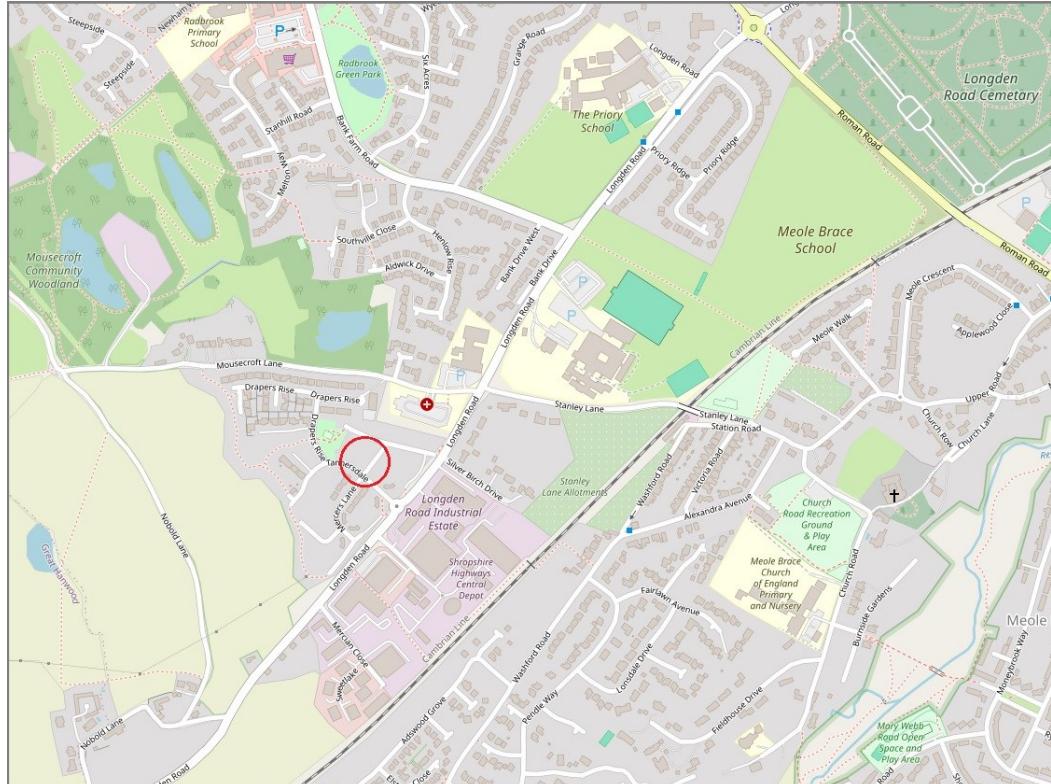
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**BOUNDARIES NOT CONFIRMED**



Tenure	<b>Freehold</b>
Local Authority	<b>Shropshire Council</b>
Council Tax	<b>Band B</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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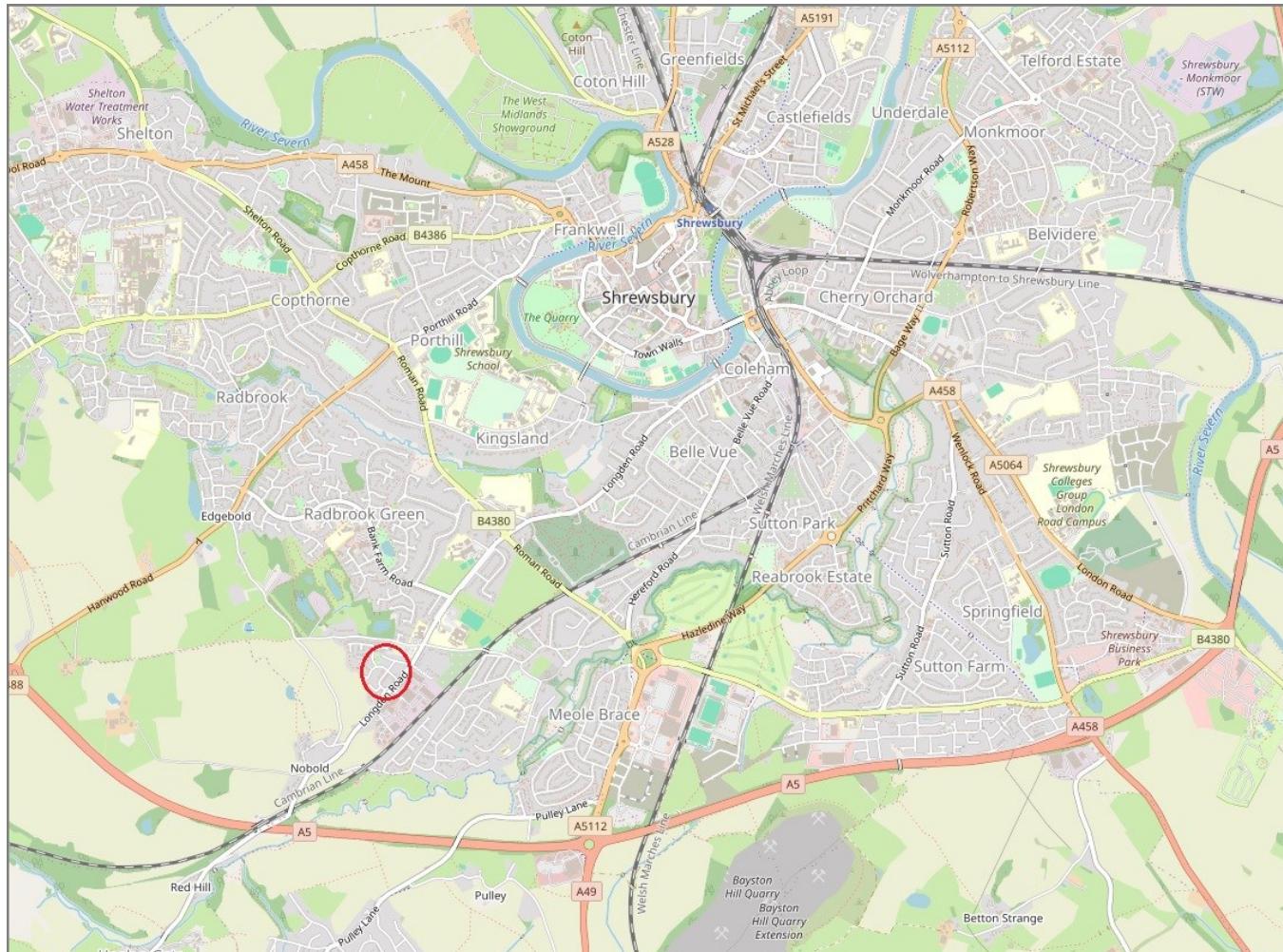


Your home may be repossessed if you do not keep up repayments on your mortgage.

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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