



**Greystones, Cross Lane, Bayston Hill, Shrewsbury, SY3 0DF**

3 bedroom detached house—£290,000 Freehold



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Coopergreenpooks.co.uk

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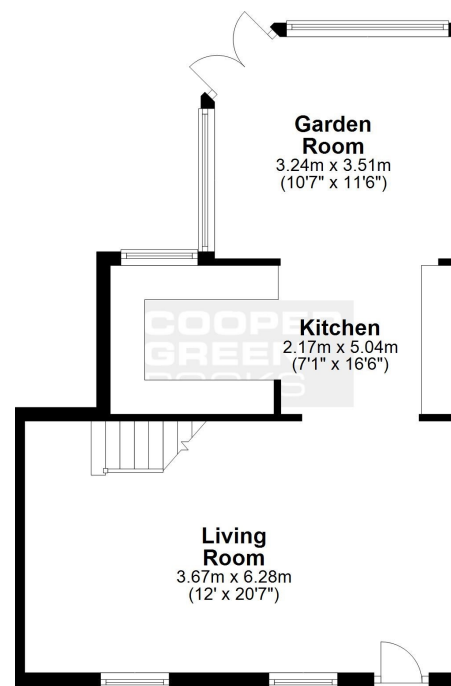
sales@cgpooks.co.uk

This unique and very attractive detached cottage has recently been extensively improved to provide a very stylish and well configured interior, whilst being located in a quiet and private setting of the fringe of town with a beautiful garden.

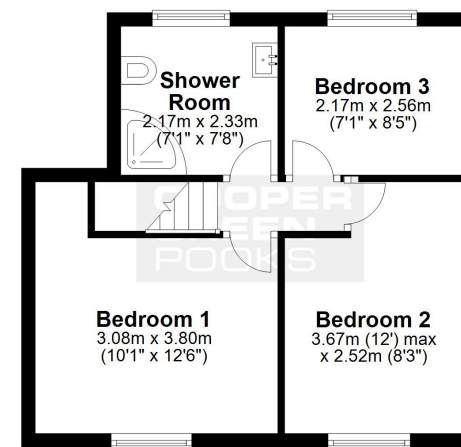
## KEY FEATURES

- Fantastic open plan living space which is naturally light and tastefully presented with lots of individual features, such as Victorian style radiators, plantation shutters and tiled flooring throughout.
- Refitted kitchen/breakfast area with integrated appliances, oak work surfaces and breakfast bar, from which there is access to a good-sized garden room which also provides dining and seating space, as well as having double doors opening to garden.
- Feature open tread staircase from living room to landing where there are 3 bedrooms and a re-fitted shower room.
- Double glazed windows and gas fired central heating.
- Gravelled parking space to the front of the property and secure side access to the enclosed and private rear garden, which has been thoughtfully landscaped for easy maintenance with various seating areas and established beds.
- Timber and glazed summer house with decked terrace, which could have the potential to provide space for a home office. There is also a further garden room providing a lovely enclosed seating area.
- Great location close to open countryside, just a few minutes drive from the bypass and Meole Brace retail park and just a 10 minute drive from the town centre.

**Ground Floor**  
Approx. 45.8 sq. metres (492.6 sq. feet)



**First Floor**  
Approx. 33.7 sq. metres (363.3 sq. feet)



Total area: approx. 79.5 sq. metres (855.8 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.











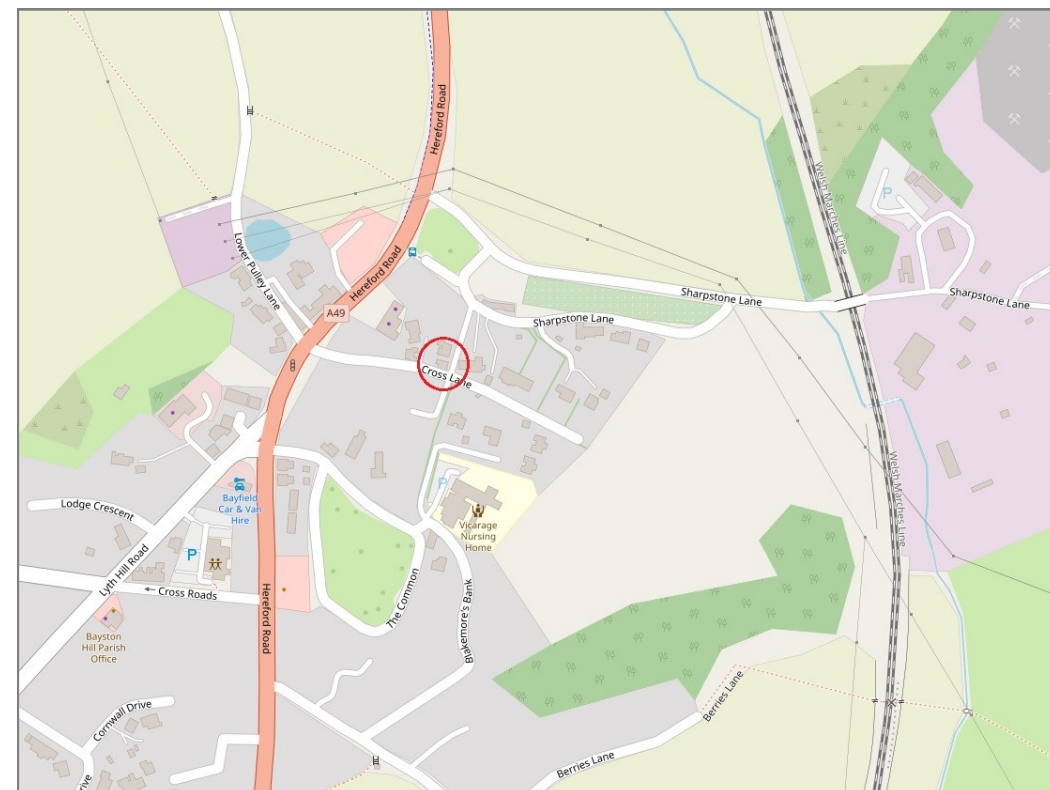
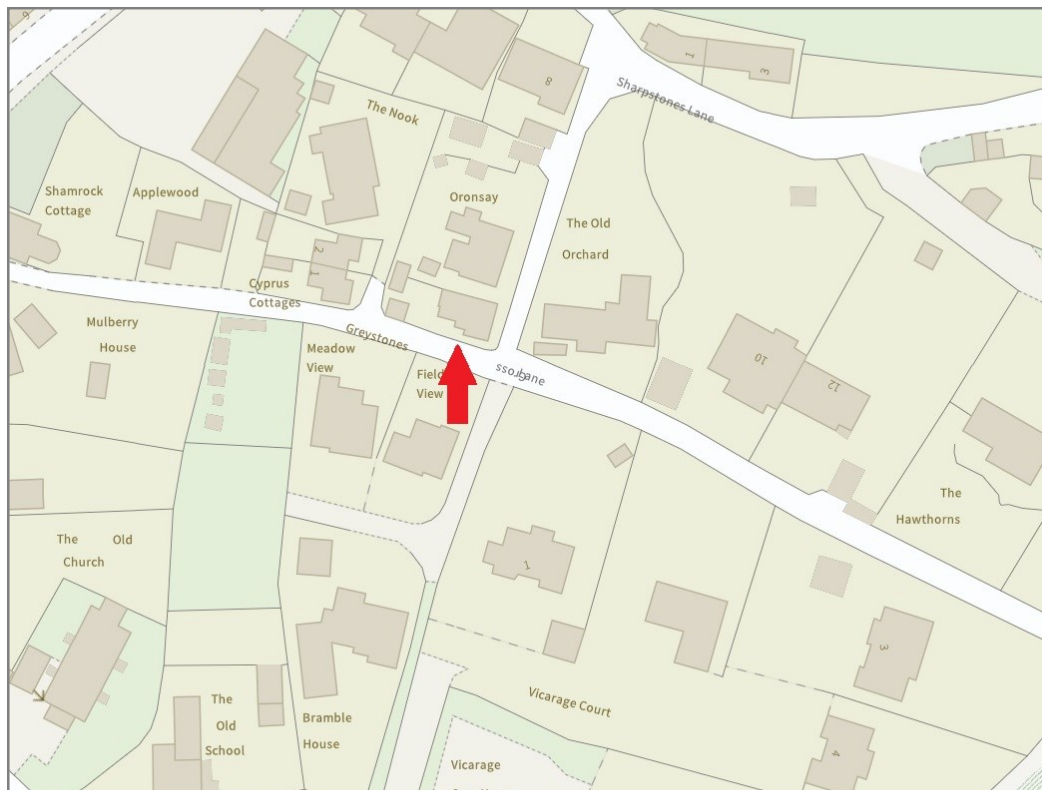




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Tenure	Freehold
Local Authority	Shropshire Council
Council Tax	Band C
EPC Band	Band D
Services	All mains services are connected

**Expert mortgage advice available**  
3 Barker St, Shrewsbury SY1 1QF  
**Cooper Green Pooks**  
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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.

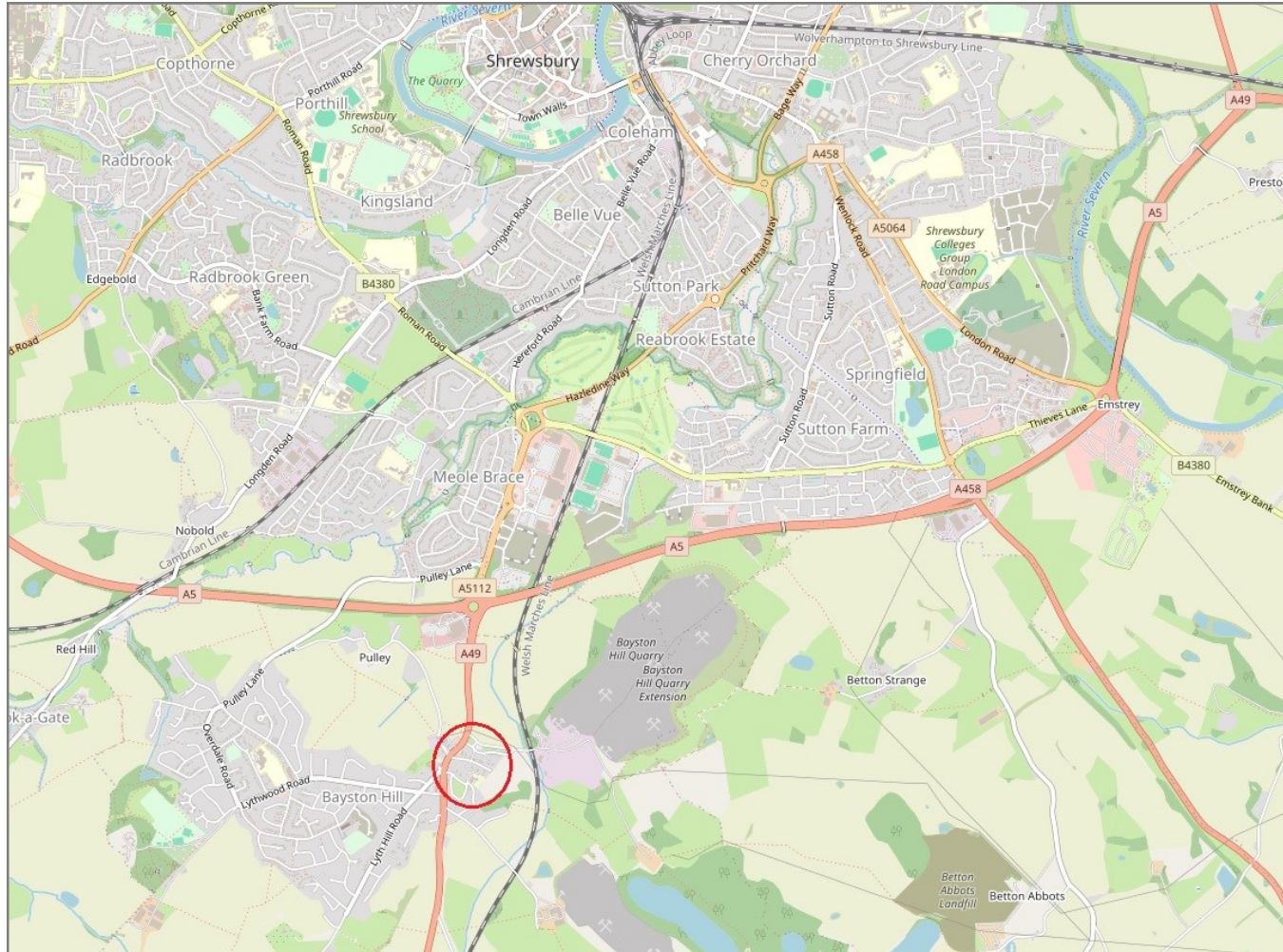


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