



13 Davison Drive, Weir Hill Gardens, Shrewsbury, SY2 5WE

3 bedroom detached house—£265,000 Freehold

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sales@cgpooks.co.uk

Occupying a lovely position on a quiet cul-de-sac, within a popular modern development, this thoughtfully designed detached house offers well-proportioned accommodation throughout, while benefitting from a private landscaped garden, driveway parking and garage.

KEY FEATURES

- Entrance porch opening to a good-sized living room with window to front
- Open plan kitchen/dining room, complete with a range of fitted units, integrated appliances, and glazed doors onto the rear garden
- Inner hallway with useful under stairs storage, cloakroom, and turning staircase to landing
- Master bedroom with en-suite shower room
- Two further double bedrooms and a separate family bathroom
- uPVC double glazed windows and gas fired central heating
- Private landscaped garden, laid to lawn with paved terraces, planted borders and gated access to side
- Integral single garage, driveway parking for two cars, and a Hypervolt V3 charging point
- A lovely quiet setting within a popular residential area, close to excellent amenities, local schools, the town centre and bypass

Cooper Green Pooks

3 Barker Street

Shrewsbury

SY1 1QF

www.cgpooks.co.uk

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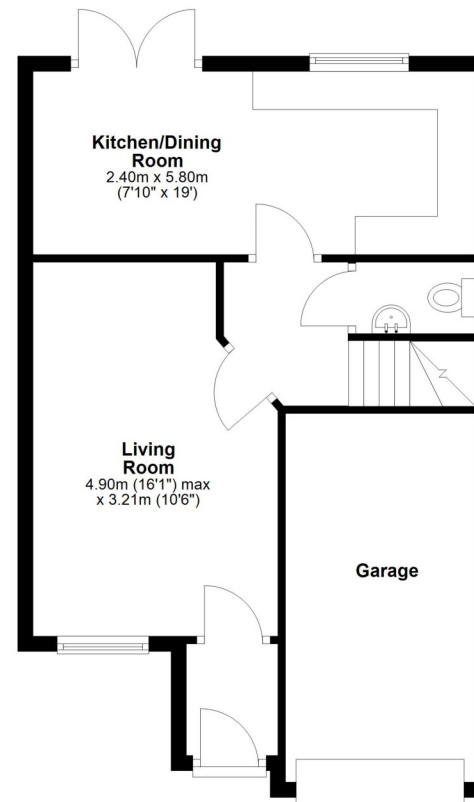
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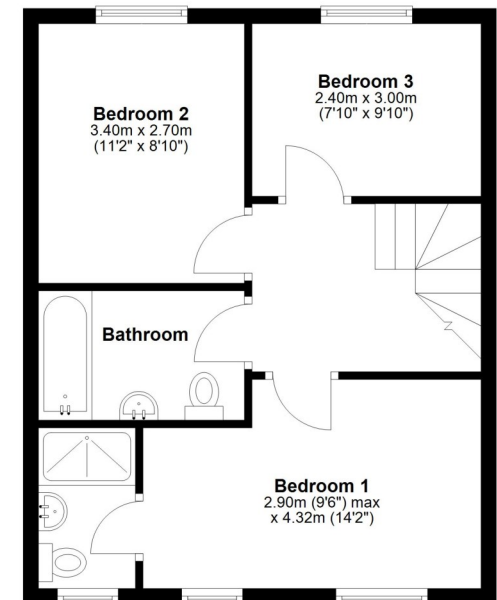
Ground Floor

Approx. 49.7 sq. metres (534.8 sq. feet)



First Floor

Approx. 43.1 sq. metres (463.4 sq. feet)



Total area: approx. 92.7 sq. metres (998.2 sq. feet)





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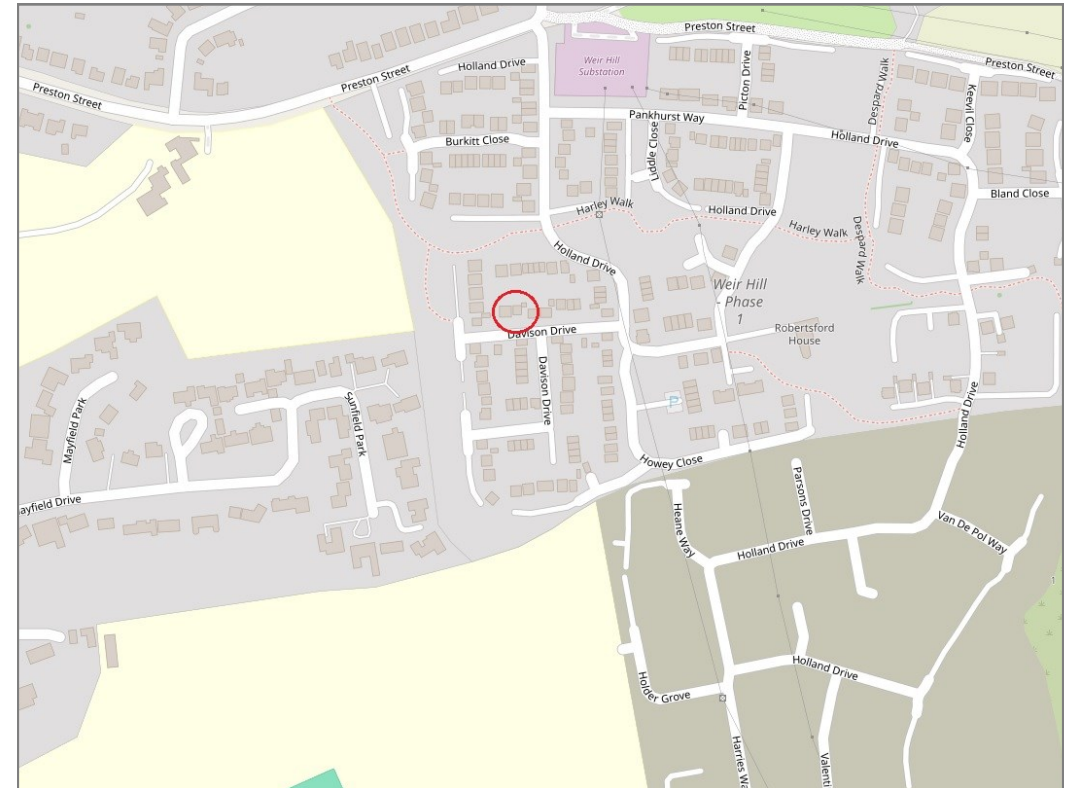
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BOUNDARIES NOT CONFIRMED



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

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.

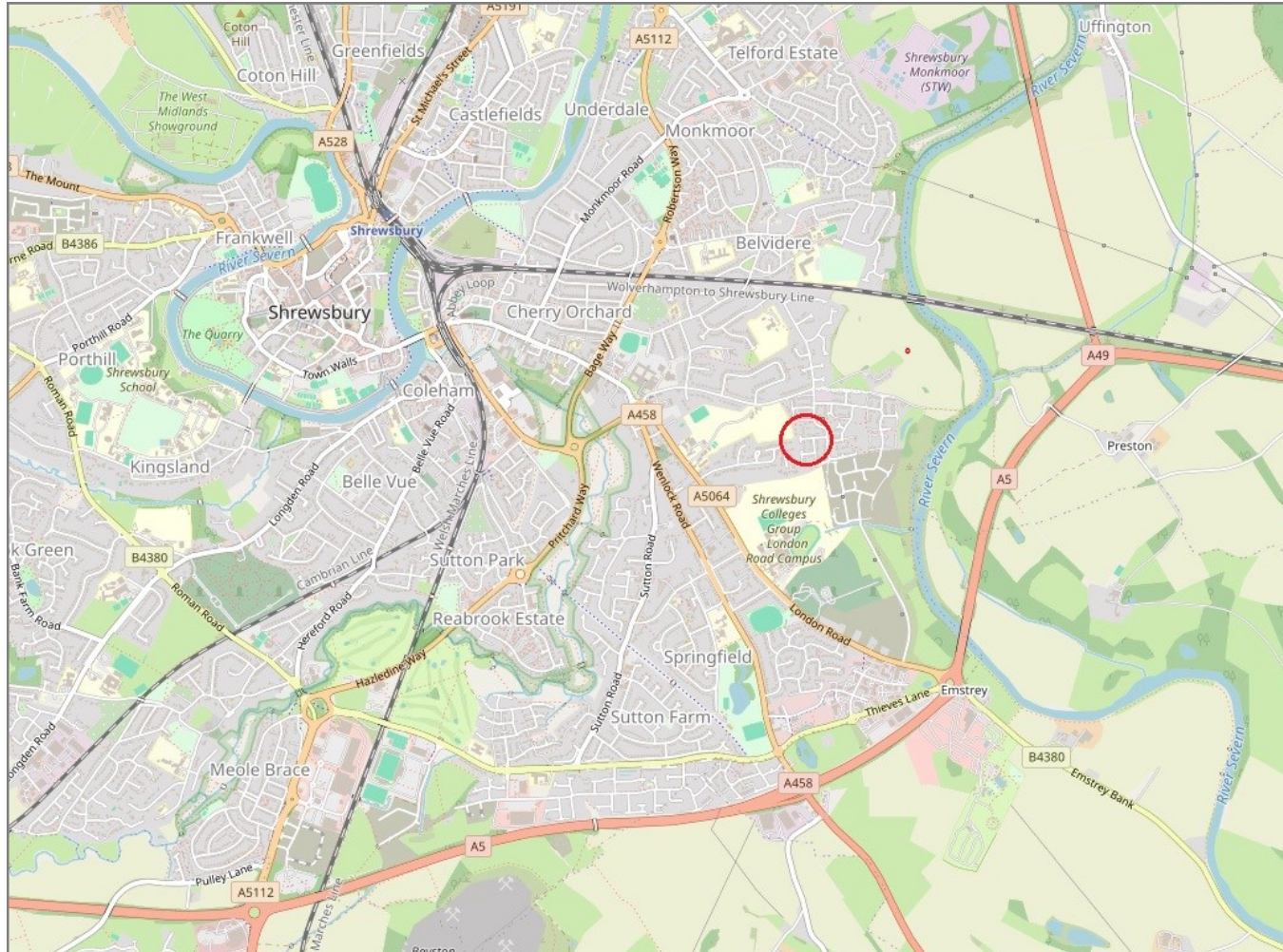
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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