



**16 Shelton Road, Copthorne, Shrewsbury SY3 8SS**

3 bedroom semi-detached house—£325,000 Freehold



# 16 Shelton Road, Cophorne, Shrewsbury SY3 8SS

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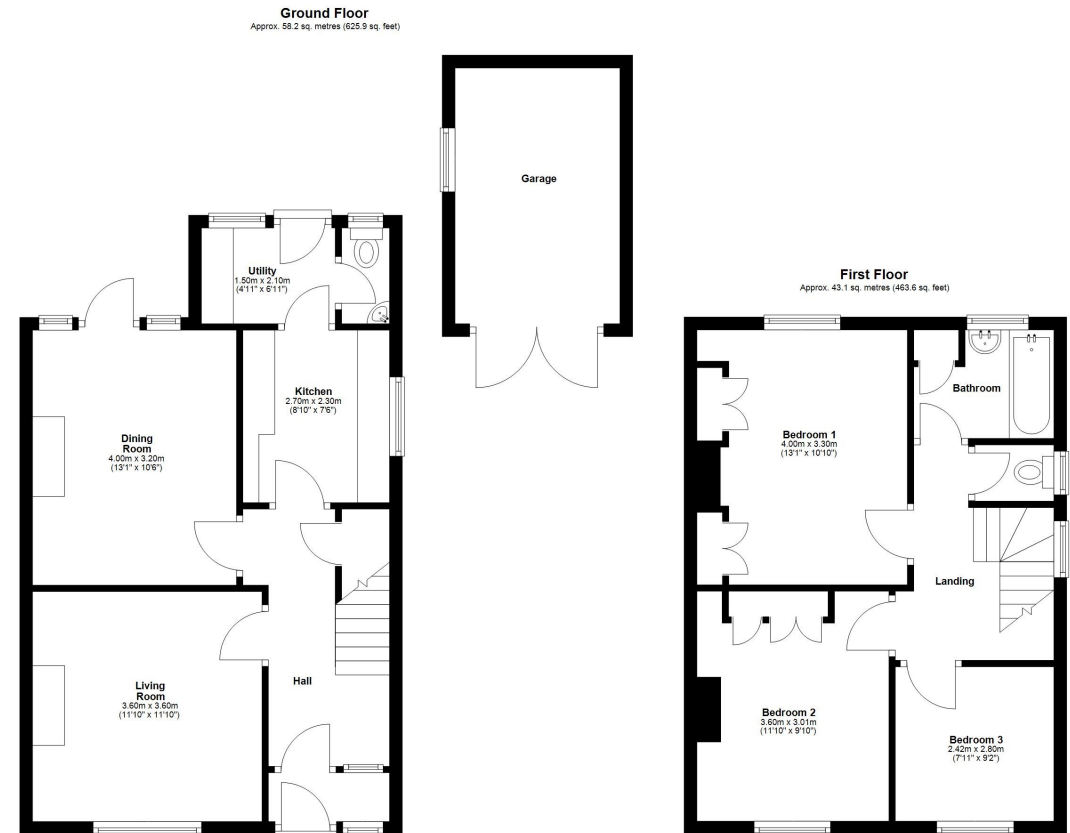
£325,000 Freehold—3 bedroom semi-detached house

sales@cgpooks.co.uk

Situated within a sought-after residential area, set back from the road, this traditional semi-detached family house offers well-proportioned and practical accommodation, benefitting from an attractive rear garden, driveway parking and detached garage.

## KEY FEATURES

- Entrance vestibule opening to an inner hallway with useful storage and turning staircase to a light and spacious landing
- Two good sized reception rooms, with the dining room having a glazed door to the rear
- Separate kitchen with a range of fitted units, space for appliances and access to the utility, which connects to the cloakroom and garden
- Two double bedrooms with built in wardrobes
- A further generous single bedroom, family bathroom and WC
- uPVC double glazed windows and gas fired central heating
- Attractive private rear garden, laid to lawn with paved terrace, planted borders and mature trees
- Driveway to front providing plenty of parking and access to the detached single garage
- A great location less than a mile from the Quarry park and town centre, and just a short walk from Mytton Oak Road shopping complex, the Royal Shrewsbury Hospital and Woodfield Primary school
- Sold with no upward chain



Total area: approx. 101.2 sq. metres (1089.6 sq. feet)

















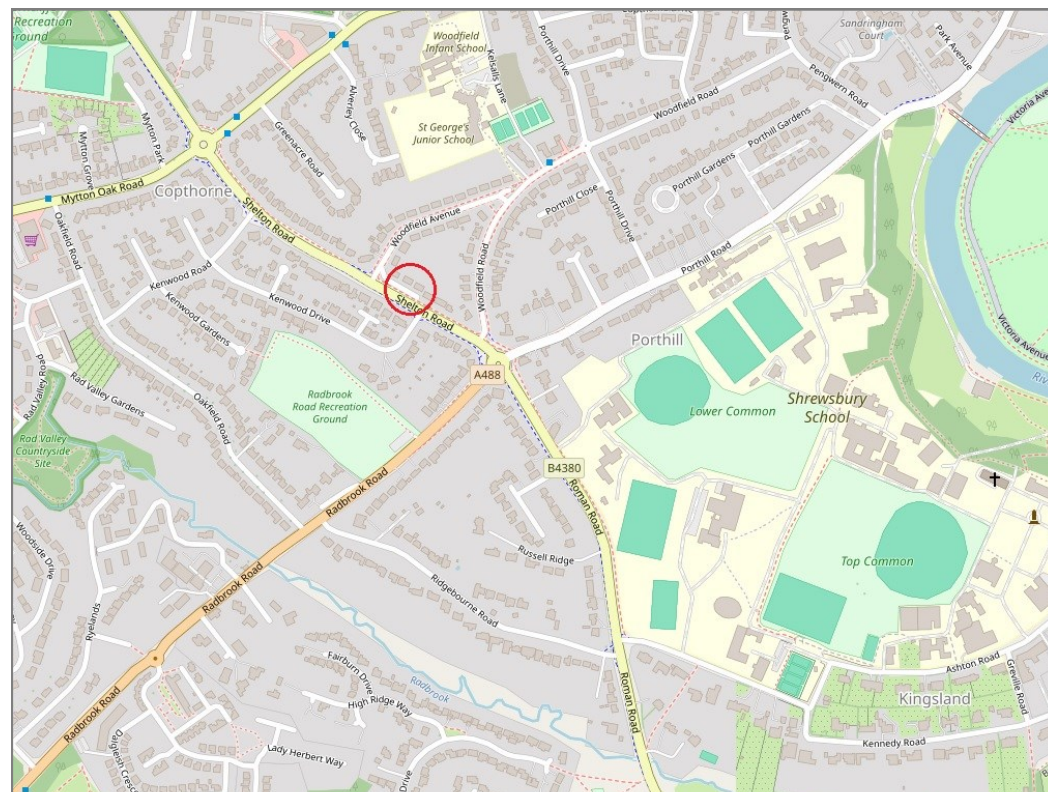
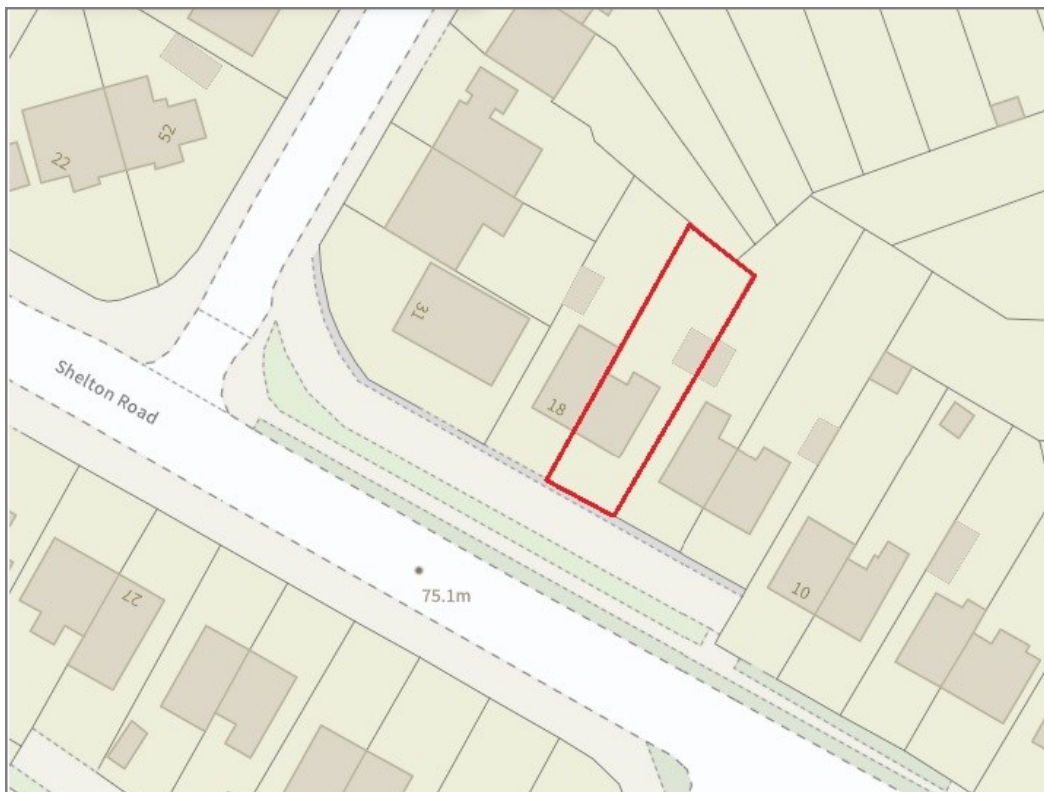
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**BOUNDARIES NOT CONFIRMED**

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

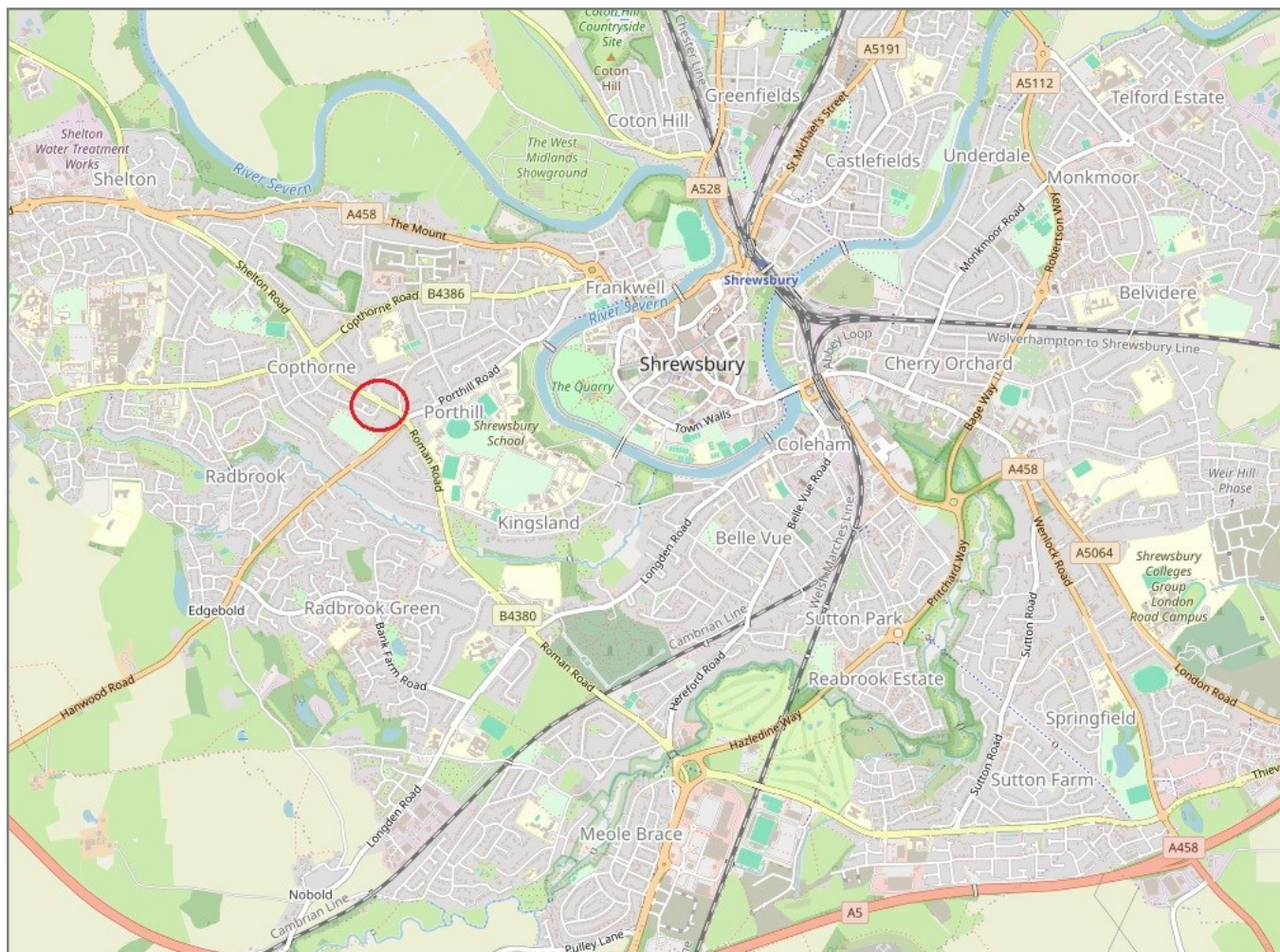


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