



15 Pyms Road, Wem, Shrewsbury, SY4 5AT

3 bedroom detached house—£450,000 Freehold

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sales@cgpooks.co.uk

This beautifully presented and thoughtfully extended detached home offers the perfect blend of contemporary design, quality finishes, and flexible living space. Set within a desirable location, the property has been significantly upgraded to a high specification throughout and boasts a striking open-plan layout, landscaped gardens, ample parking, and a versatile outbuilding.

KEY FEATURES

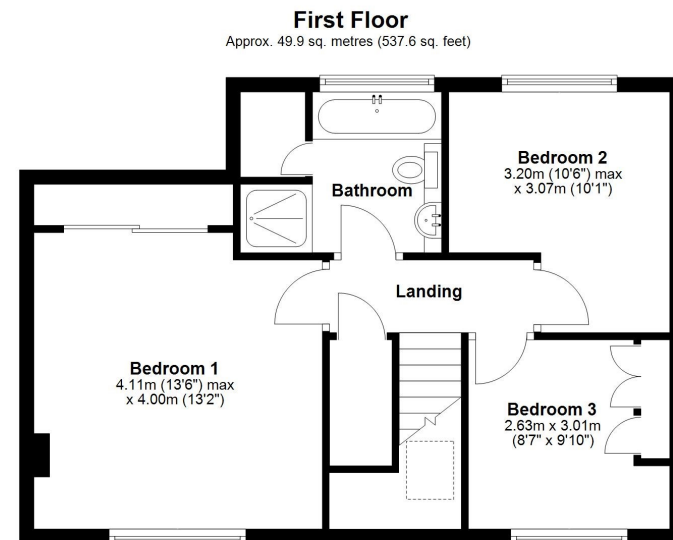
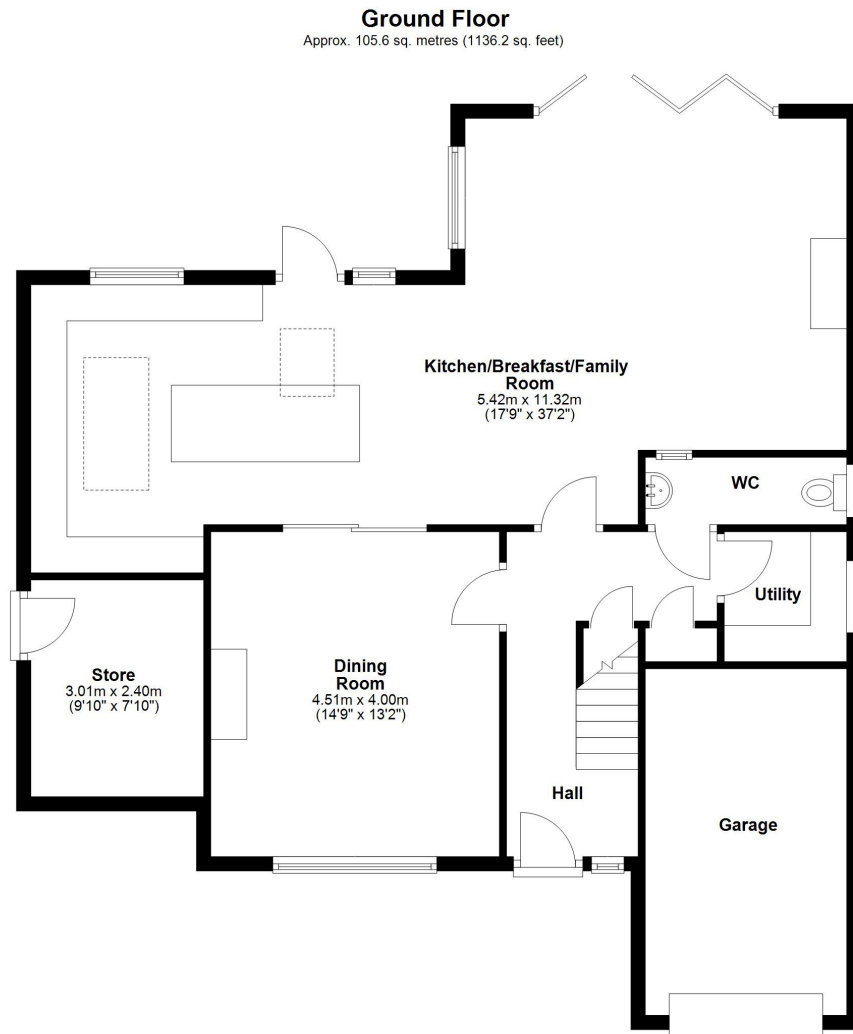
- **Welcoming Entrance Hall:** Spacious and light-filled, with generous storage, a convenient cloakroom and a feature staircase with a Velux roof light leading to the landing with and further storage.
- **Spectacular Open-Plan Kitchen/Dining/Family Room:** The heart of the home – a stunning space designed to maximise natural light, featuring a large roof lantern, multiple aluminium windows, and full-width bi-folding doors opening onto the garden. Perfect for entertaining or family life.
- **Luxury Kitchen:** A beautifully fitted range of high-end units with premium integrated appliances, a large central island with breakfast bar seating, and high-quality worktops – style meets functionality.
- **Separate Dining Room / Versatile Reception Space:** With a charming feature fireplace, this room offers flexible use as a formal dining area, additional lounge, or potential fourth bedroom.
- **Additional Ground Floor Conveniences:** A modern cloakroom and well-equipped utility room provide everyday practicality.
- **Three Bedrooms Upstairs:** Two double bedrooms with built-in wardrobes and a third double – all serviced by a stylish, contemporary family bathroom with shower and integrated storage.
- **Modern Comforts Throughout:** uPVC double glazing front and upstairs, gas central heating, and underfloor heating in the kitchen area.
- **Impressive Rear Garden:** A private and beautifully landscaped retreat, including lawn, decking, paved seating terraces, and a charming pergola. 2 x gated side access and a practical external store with conversion potential (ideal for a utility, shower room, home office, gym, or study/studio).
- **Ample Parking & Garage:** A large front driveway provides parking for multiple vehicles, alongside a single garage, complemented by a front lawn and planting. Added advantage of a car charging point and multiple wall mounted power points.

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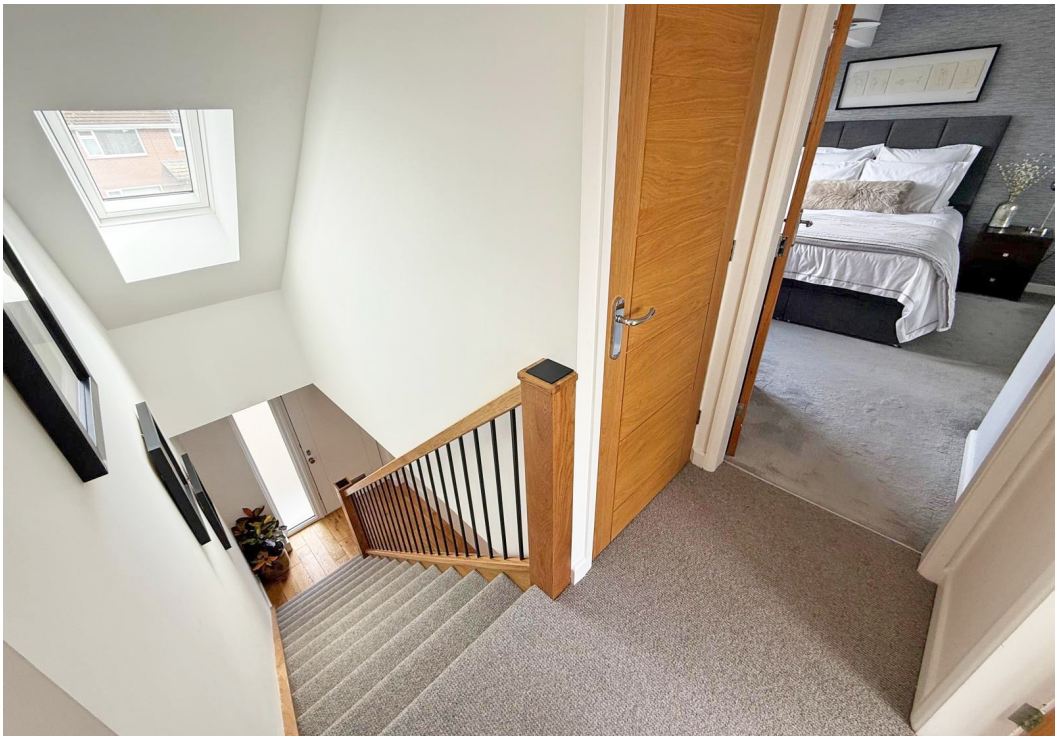


Total area: approx. 155.5 sq. metres (1673.8 sq. feet)

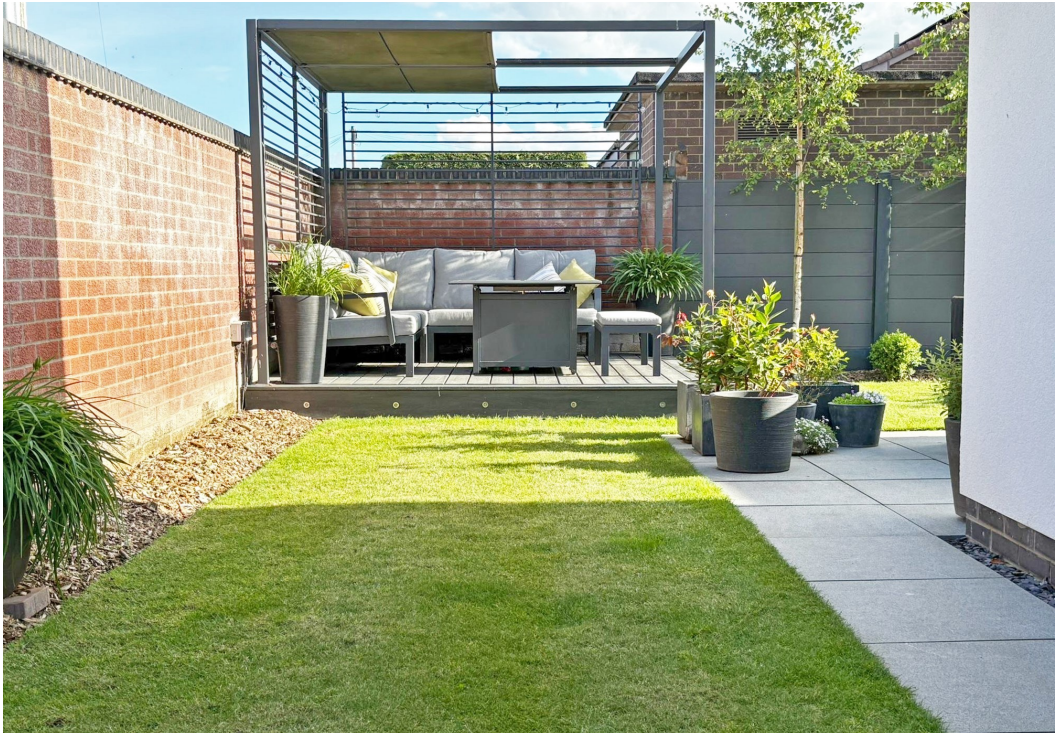












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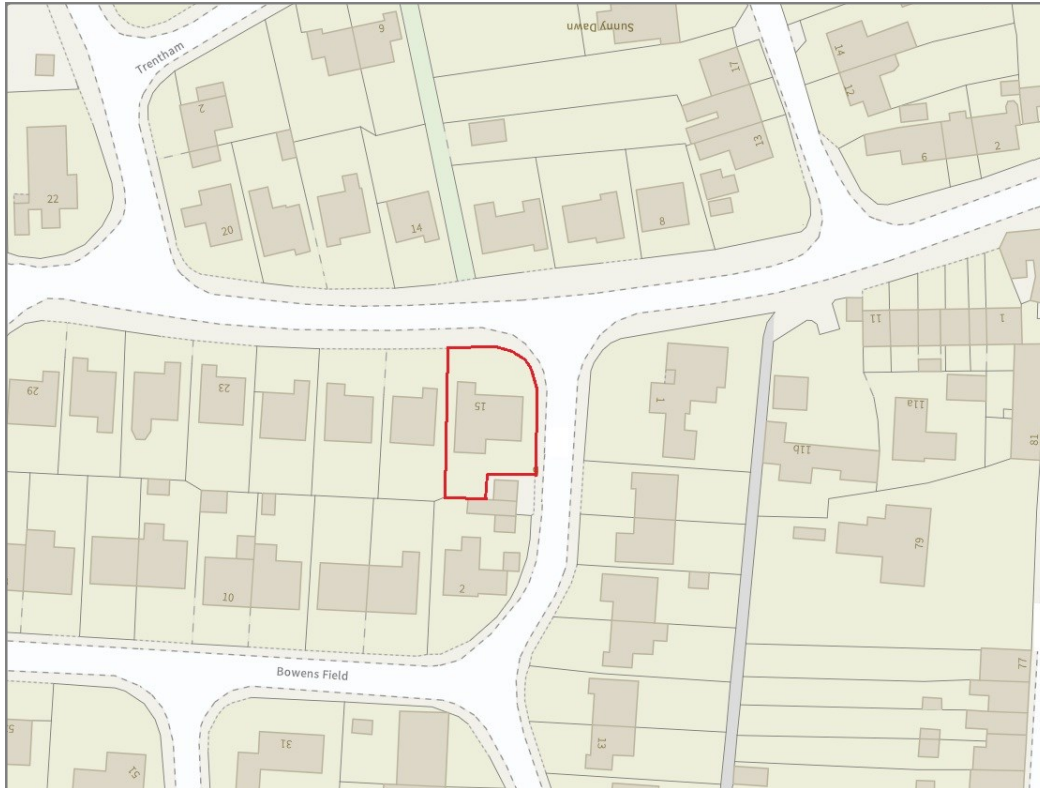
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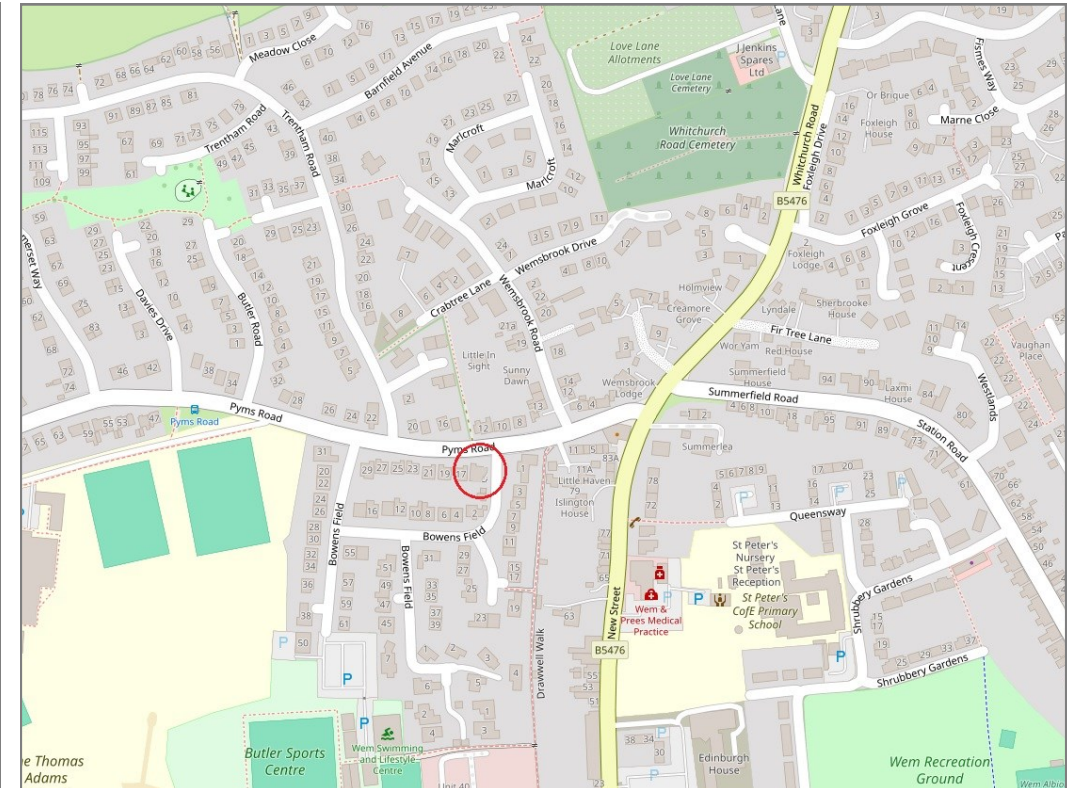
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BOUNDARIES NOT CONFIRMED



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

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.

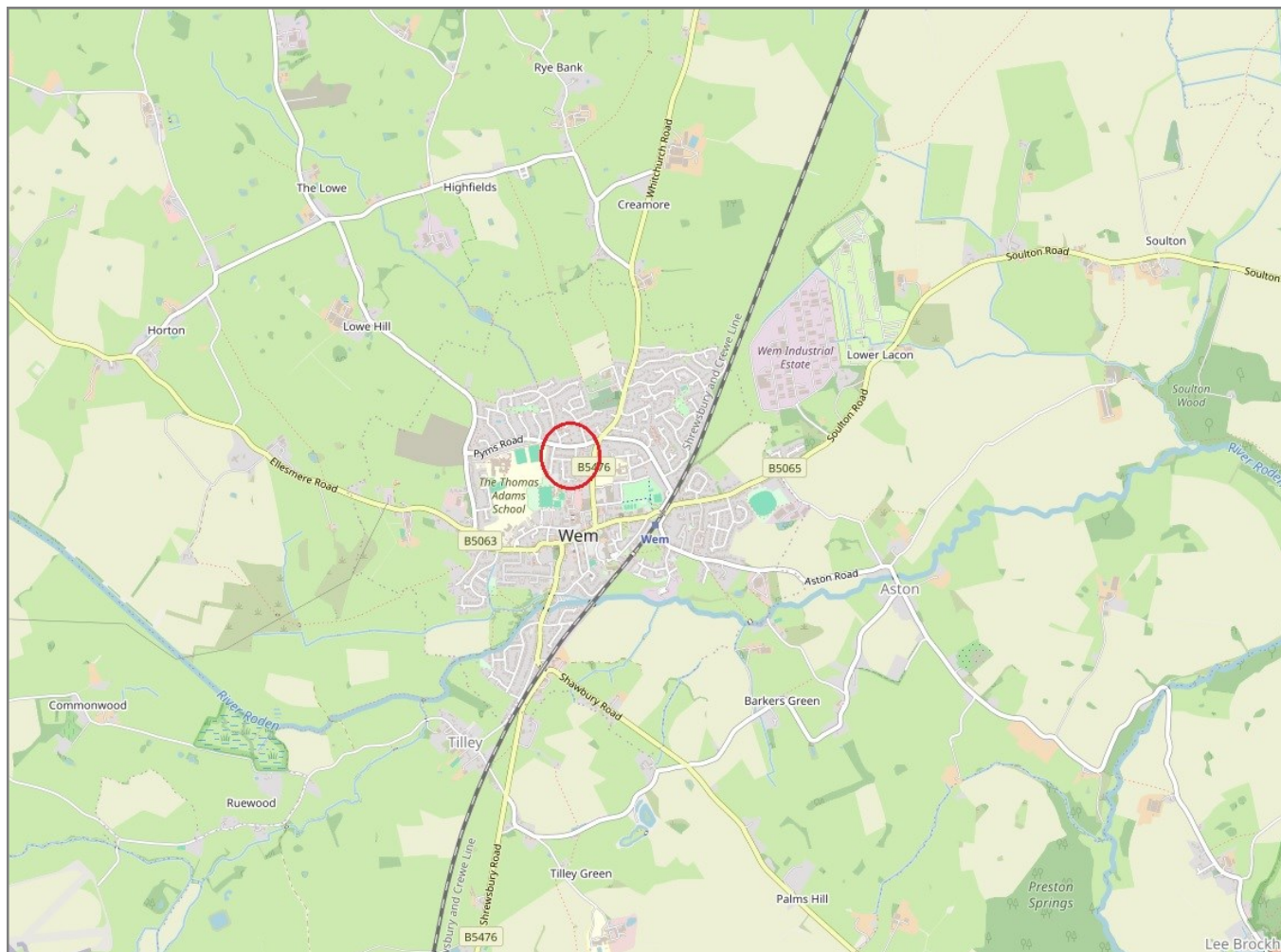
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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