



**10 Pensfold, Bicton Heath, Shrewsbury, SY3 5HF**

2 bedroom semi-detached house — £230,000 Freehold



# 10 Pensfold, Bicton Heath, Shrewsbury, SY2 5HF

£230,000 Freehold — 2 bedroom semi-detached house

[sales@cgpooks.co.uk](mailto:sales@cgpooks.co.uk)

This neatly presented and improved semi-detached house offers practical and well-proportioned accommodation, situated within a very popular residential area, with the benefit of a private rear garden and driveway parking.

## KEY FEATURES

- Extended entrance porch opening to an inner hallway with staircase to landing
- Good sized living room with feature bow window to front
- Lovely open plan kitchen/dining room with two windows overlooking the garden and access to side
- On the first floor is a master bedroom with built-in wardrobes, a further generous bedroom, and re-fitted shower room with walk-in cubicle
- uPVC double glazed windows and gas fired central heating
- Private rear garden, laid to lawn with paved terrace, timber store, mature hedging and gated access to the front
- Driveway parking for two cars, with an adjoining lawned garden and potential to create more parking if required
- A great location, just a stone's throw from Bicton Heath's excellent range of amenities, road links via the bypass, the Royal Shrewsbury hospital, and less than two miles from the town centre

Cooper Green Pooks  
3 Barker Street  
Shrewsbury  
SY1 1QF

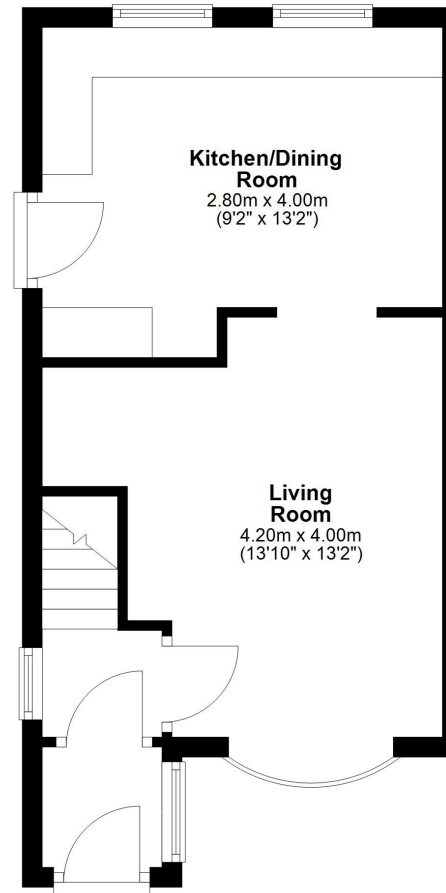
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01743 276666



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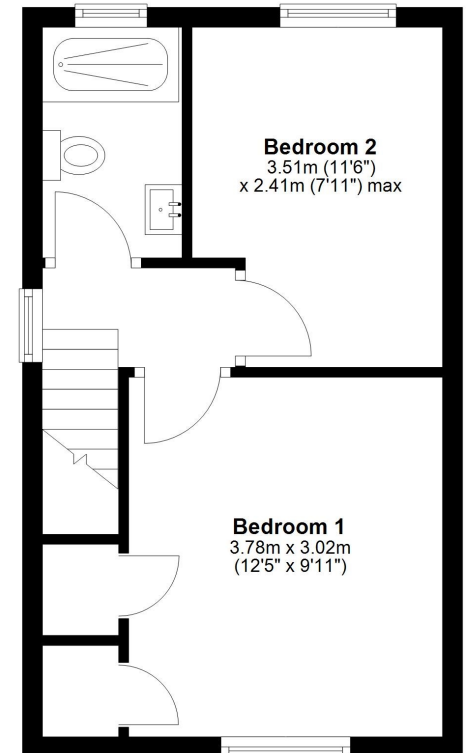
## Ground Floor

Approx. 40.0 sq. metres (430.5 sq. feet)



## First Floor

Approx. 28.5 sq. metres (306.3 sq. feet)



Total area: approx. 68.4 sq. metres (736.8 sq. feet)













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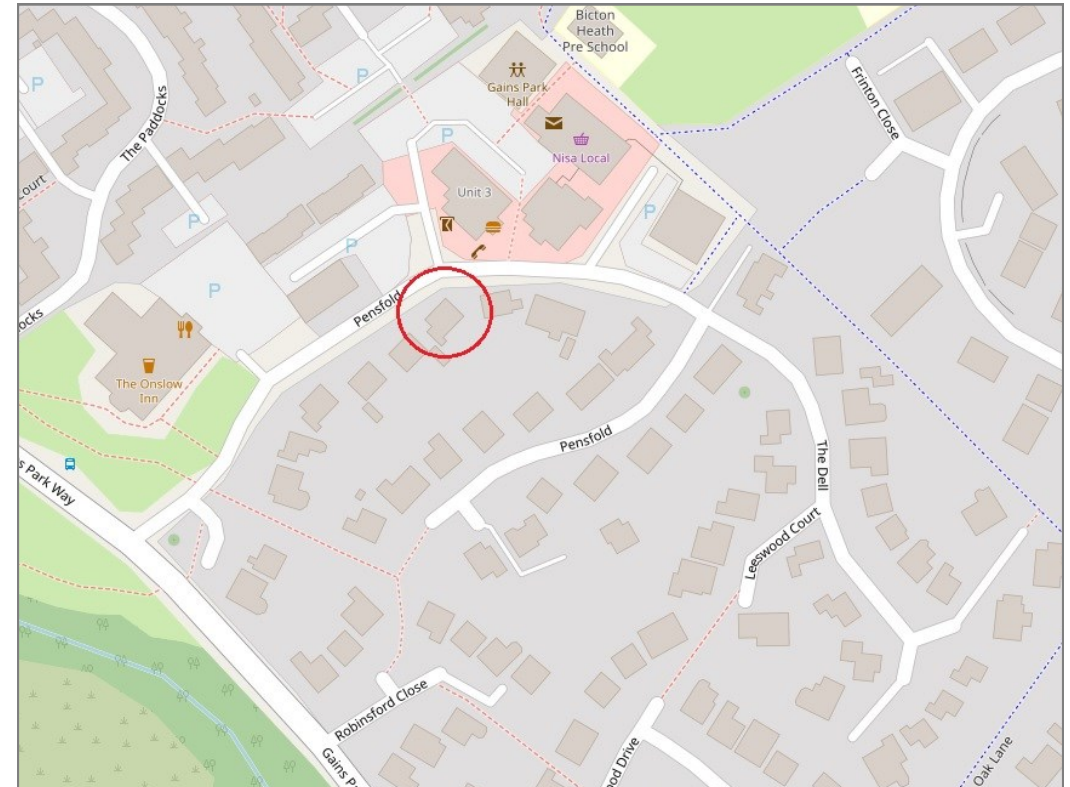
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**BOUNDARIES NOT CONFIRMED**



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

 **Expert mortgage advice available**

3 Barker St, Shrewsbury SY1 1QF

**Cooper Green Pooks**  
**01743 276666**



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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.

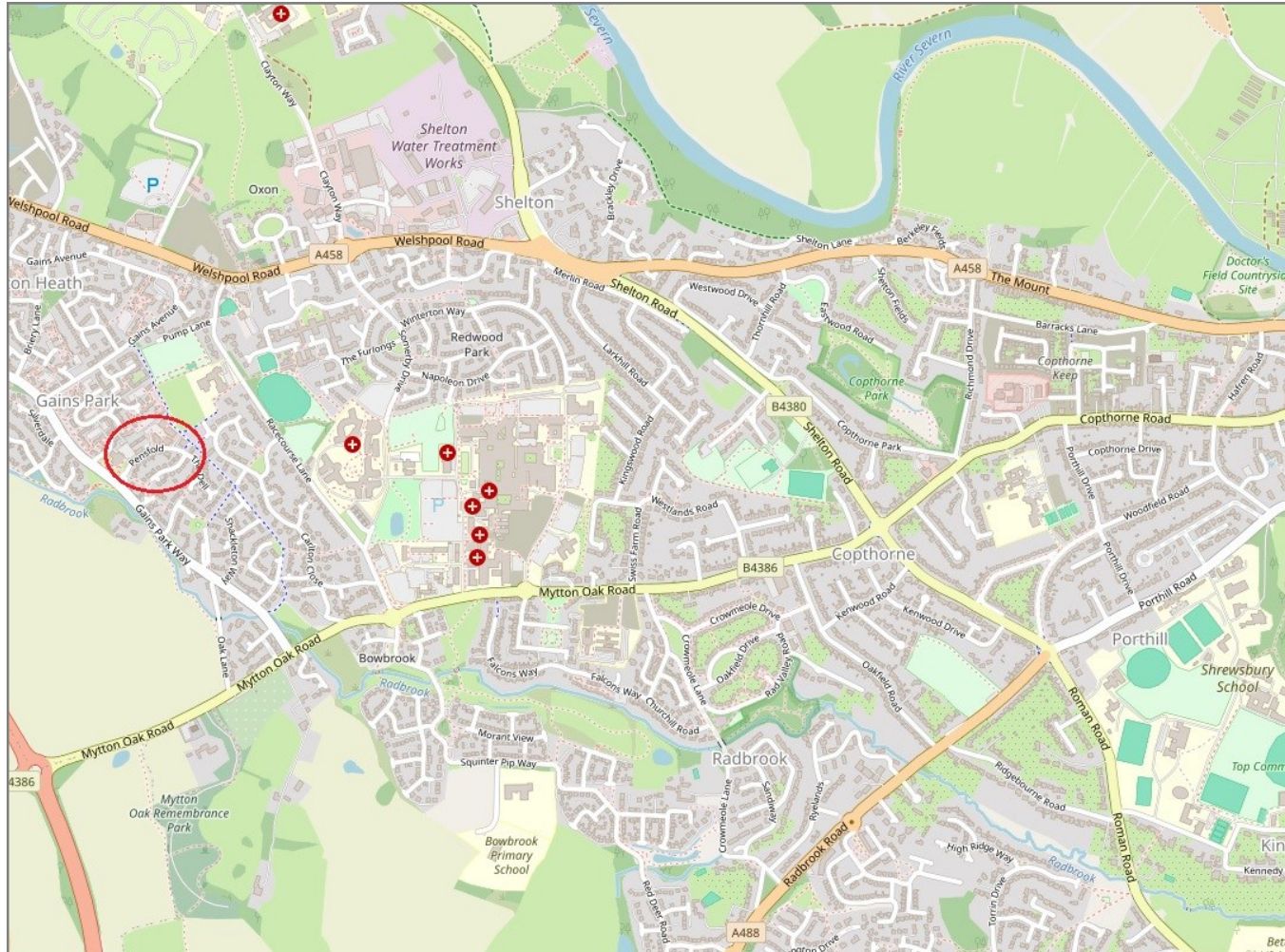


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