



25 Westlands Road, Copthorne, Shrewsbury, SY3 8UT

4 bedroom detached house — £585,000 Freehold

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Coopergreenpooks.co.uk

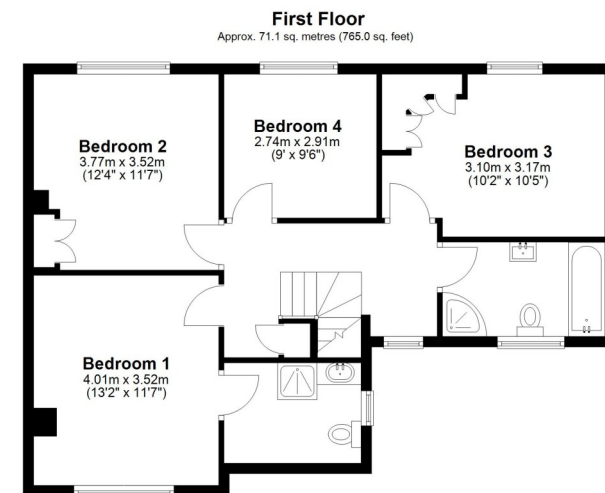
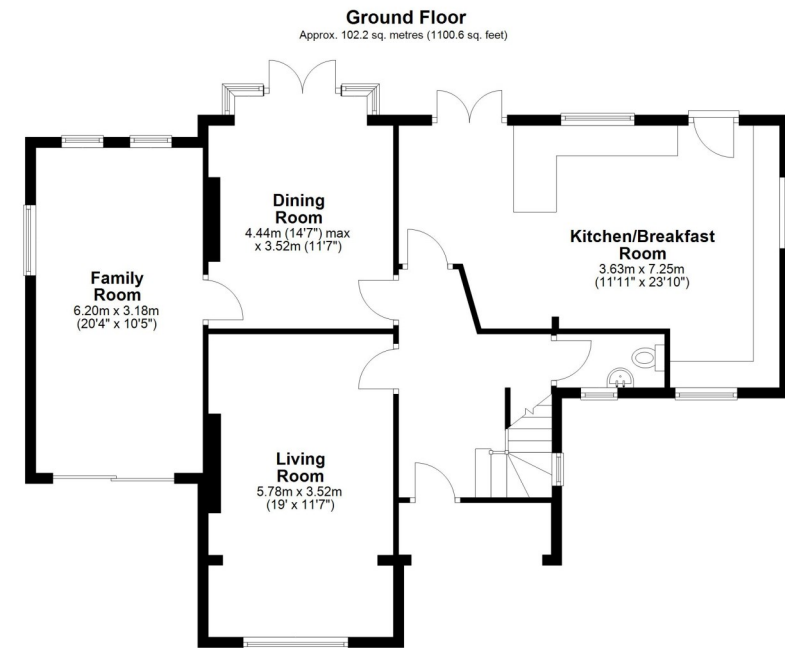
£585,000 Freehold—4 bedroom detached house

sales@cgpooks.co.uk

Well situated in a secluded position within the popular Copthorne area of town. This substantial and extensively improved detached family home offers bright and versatile accommodation along with a private garden, whilst being within walking distance of some excellent amenities including good schools.

KEY FEATURES

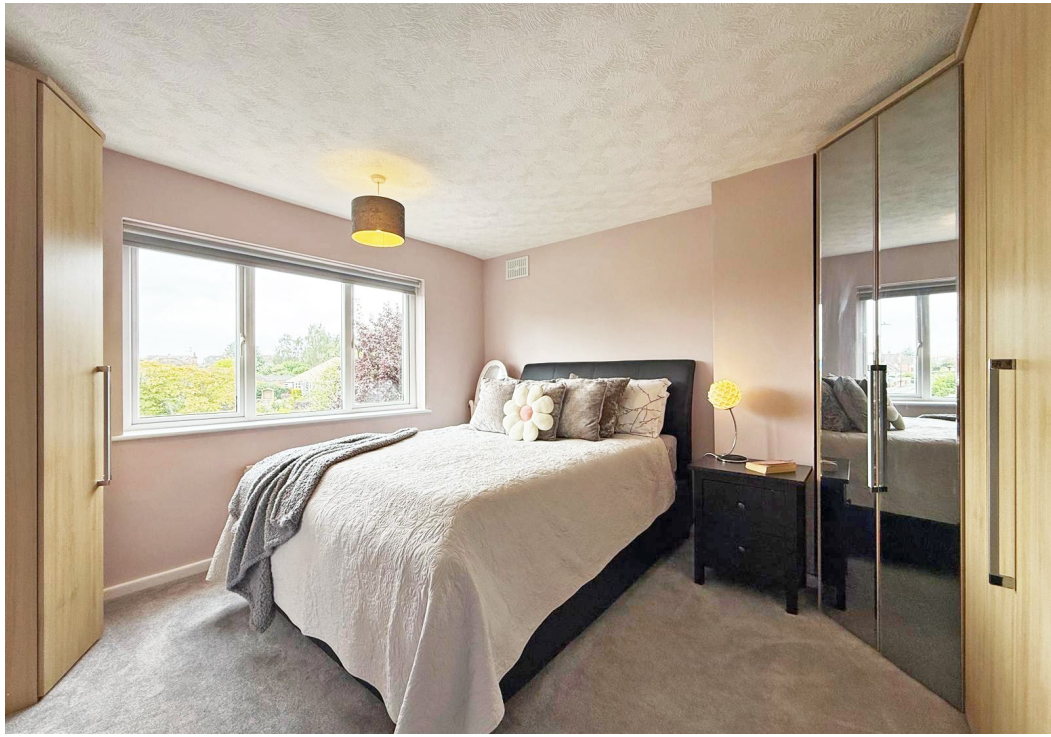
- Entrance porch to hall with cloakroom, both of which have wood effect flooring.
- Separate living and dining rooms, with the living room having a feature gas fireplace.
- Family room which has windows to 2 elevations and sliding patio doors to outside.
- A very spacious and impressive kitchen/breakfast room which has wood effect flooring to match hall and an extensive range of stylish units with integrated appliances. There is also windows to 3 elevations, as well as glazed double and single doors to the rear garden.
- Turning staircase from hall to a spacious landing, where there are 4 bedrooms and a well fitted family bathroom with separate shower. The main bedroom also has an en-suite shower room and there is access from the second bedroom to sizable eves storage area.
- Replacement double glazed windows and gas fired central heating.
- To the front of the property there is a private gravelled driveway providing parking for several cars and boarded by established beds and hedging.
- There is access along either side of the property to a good sized lawned rear garden with paved and gravelled terraces.
- Really good location in a quiet and private residential area, just a short walk from the Mytton Oak Road shopping complex, Royal Shrewsbury hospital, local park and Woodfield primary school.



Total area: approx. 173.3 sq. metres (1865.6 sq. feet)











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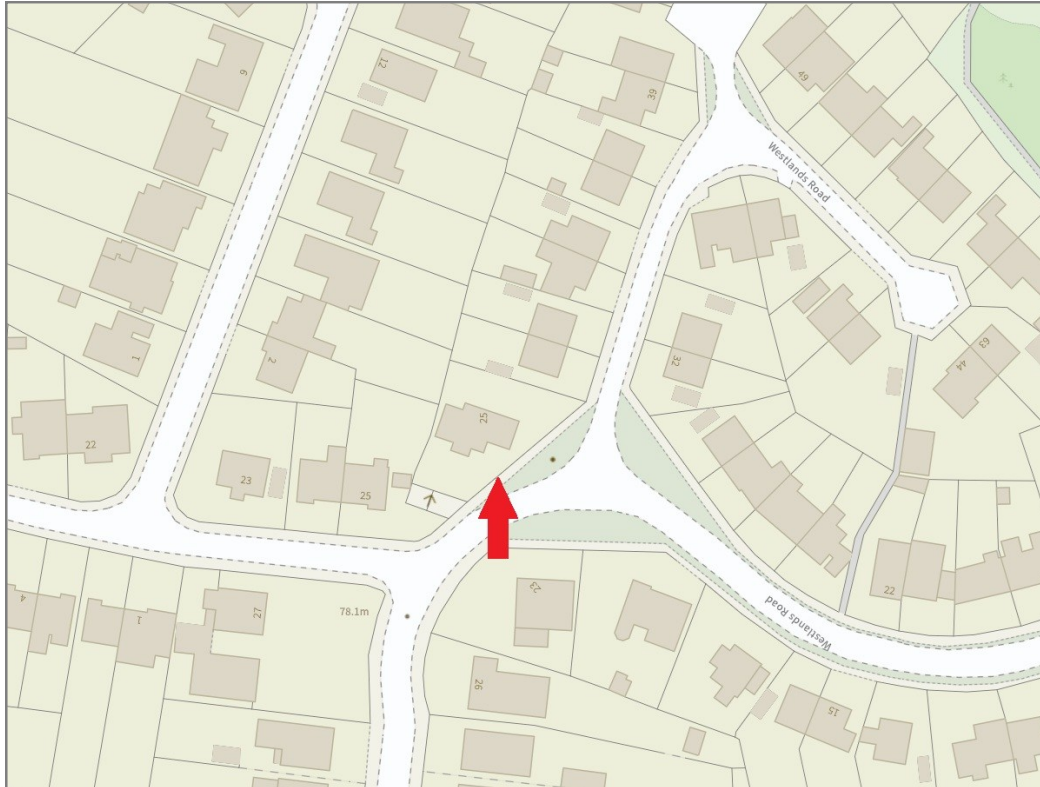
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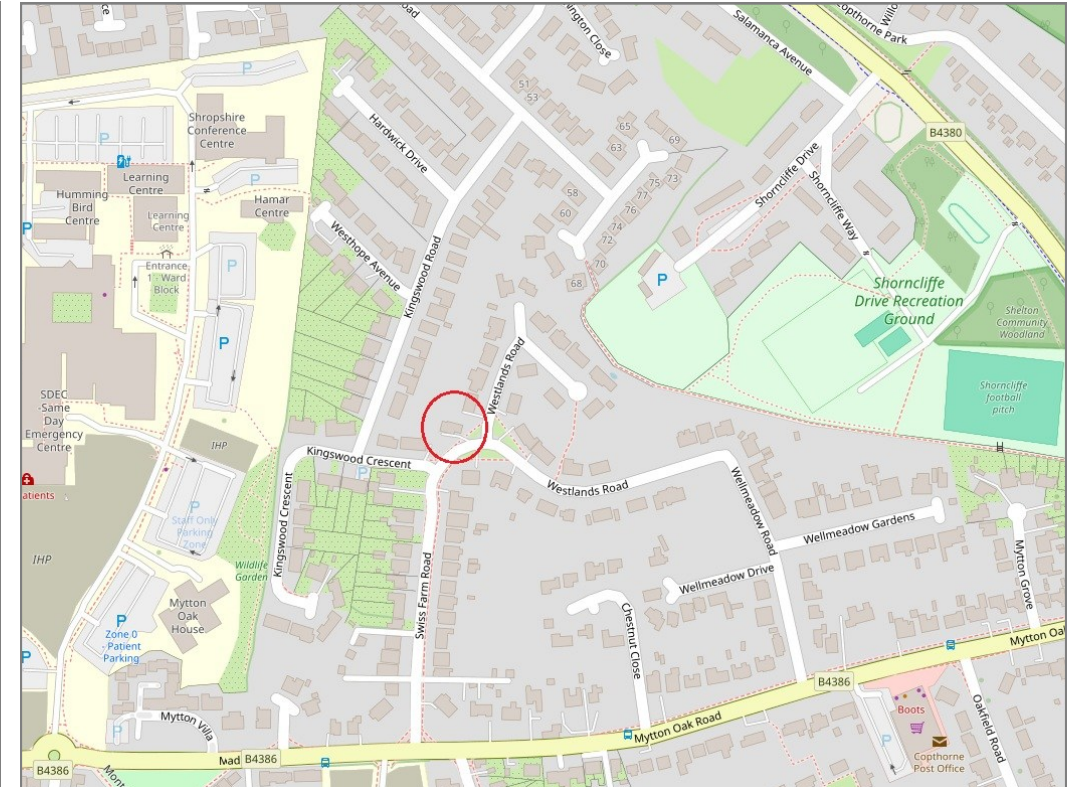
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BOUNDARIES NOT CONFIRMED



Tenure	Freehold
Local Authority	Shropshire Council
Council Tax	Band E
EPC Band	Band D
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.

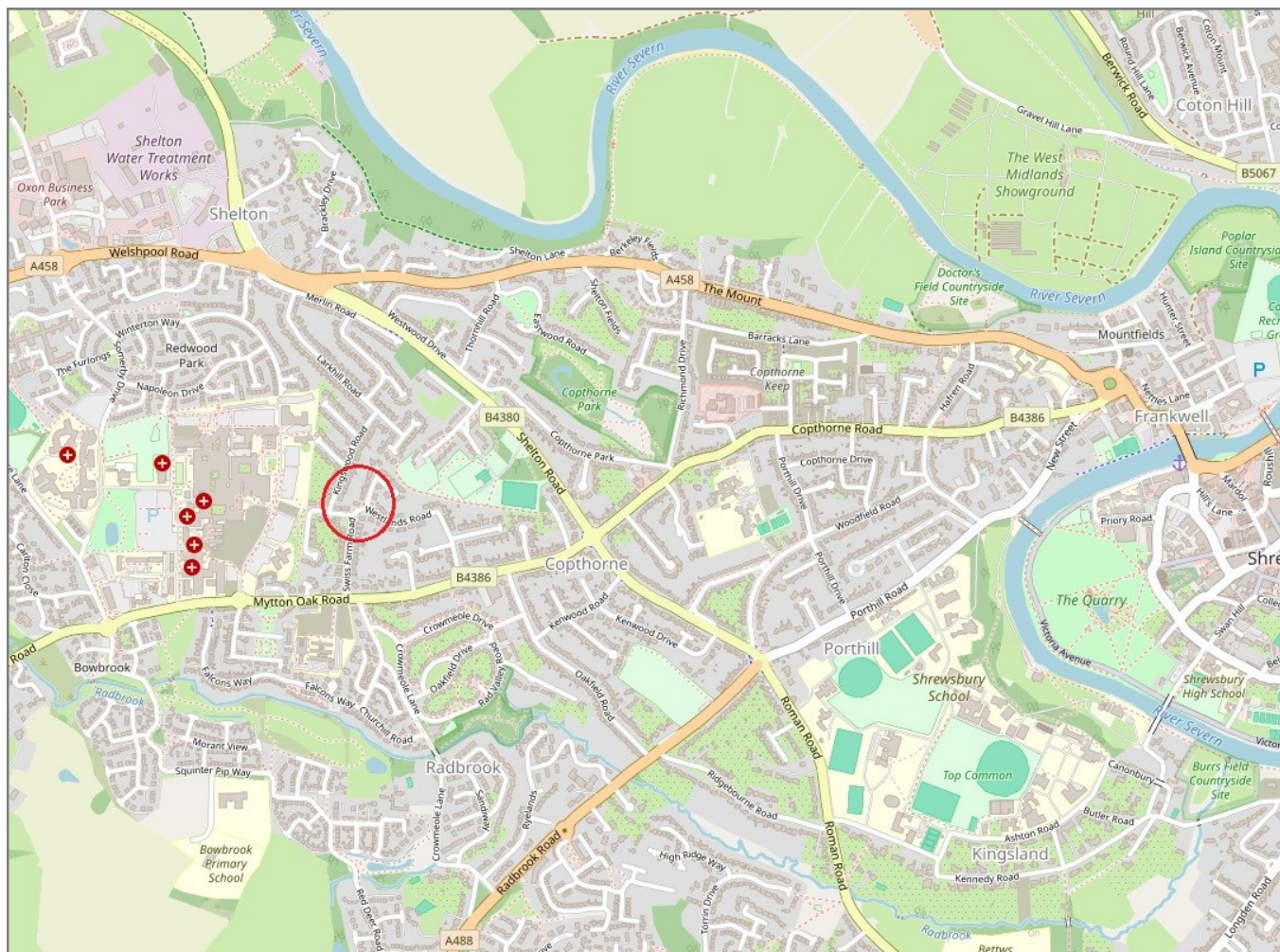
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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