



11 Westwood Drive, The Mount, Shrewsbury, SY3 8YB

3 bedroom link detached house — £385,000 Freehold

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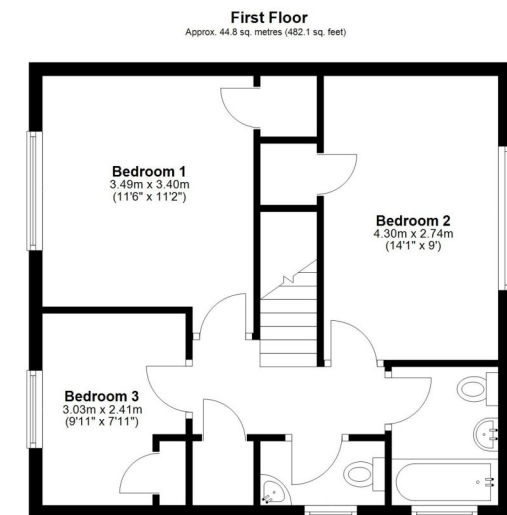
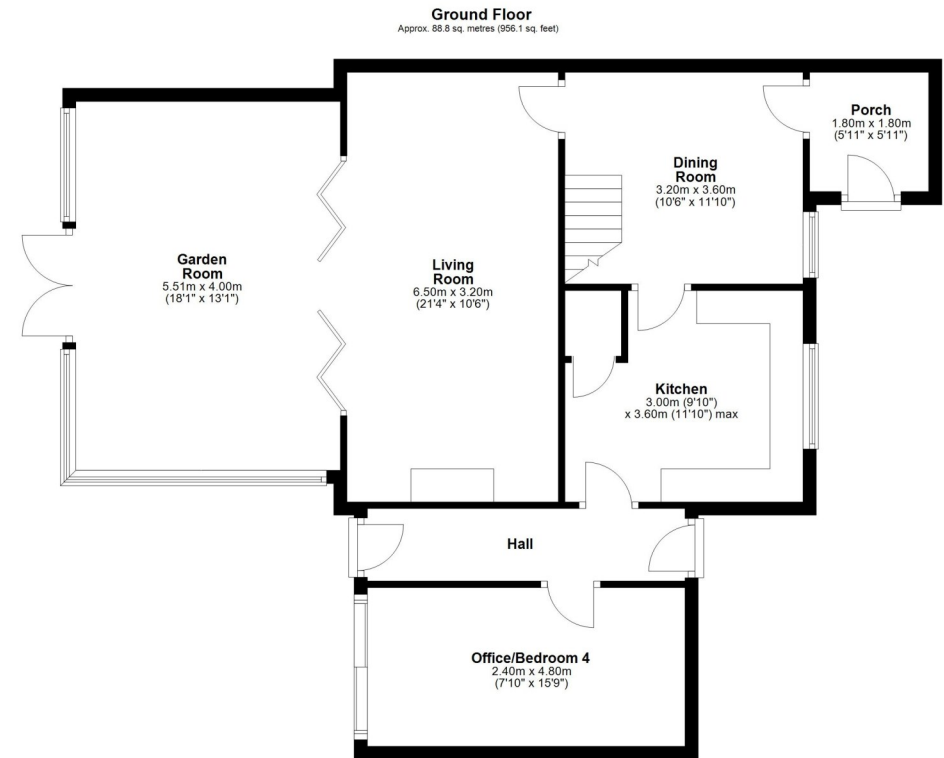
sales@cgpooks.co.uk

Situated within a very popular residential area, this detached family house has been extended and improved to provide practical and versatile accommodation, while benefitting from a lovely south facing garden, driveway parking and converted garage.

KEY FEATURES

- Entrance porch opening to the dining room/reception hall with staircase to the first-floor landing
- Fitted kitchen with a range of units, space for appliances and useful under stairs pantry
- Impressive living room with a feature fireplace, wood burning stove, and bi-folding doors opening into the extended conservatory, which can be used as a dining room or additional reception room
- There is also a side hall connecting to the garden, front driveway, kitchen, and garage which has been converted into a home office or 4th bedroom, having heating and glazed patio doors to the rear
- On the first floor are three bedrooms, all having built-in wardrobes, a family bathroom, additional separate WC, and useful storage
- uPVC double glazed windows and gas fired central heating
- Attractively landscaped south facing garden, laid to lawn with a paved terrace, planted borders and a variety of specimen trees. There is also a 12" x 10" timber outbuilding that has been purpose built as a workshop and has connected power and lighting
- To the front of the property is a block paved driveway providing parking, an adjoining lawned garden and mature hedge creating an additional private seating area
- A fantastic setting, just off The Mount, quietly and conveniently located within a 5/10-minute drive from the town centre and within walking distance of the excellent Woodfield Primary school and the Royal Shrewsbury Hospital.

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Total area: approx. 133.6 sq. metres (1438.2 sq. feet)









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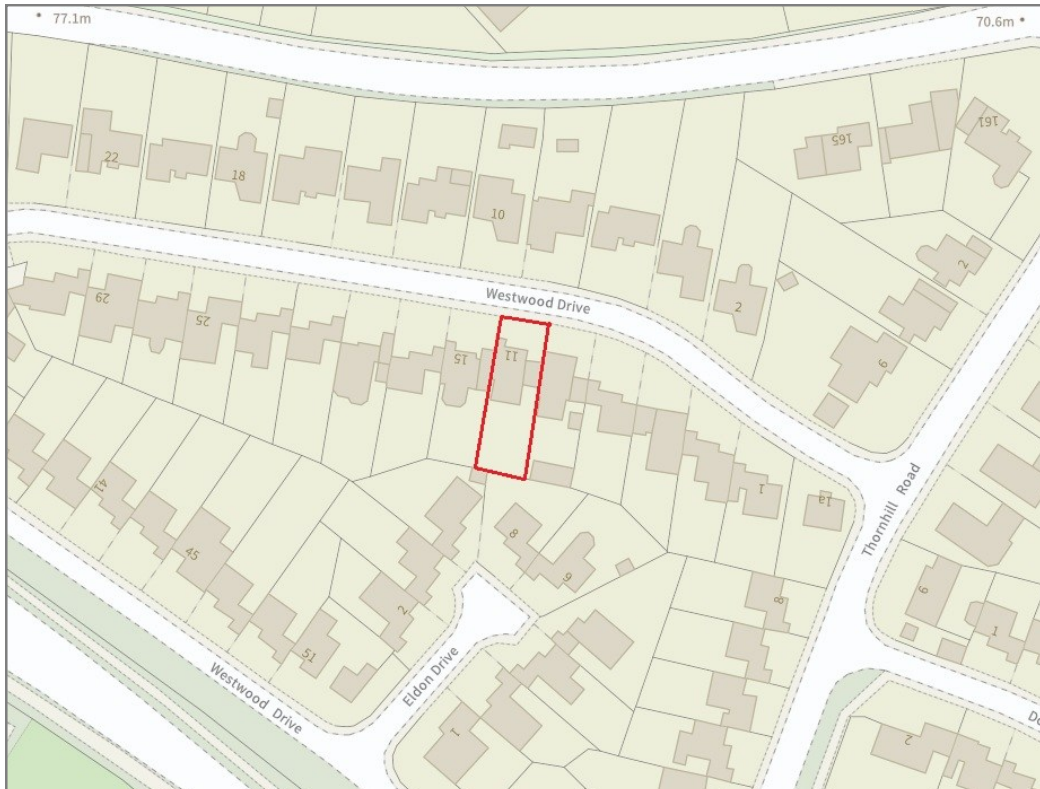
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BOUNDARIES NOT CONFIRMED



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

Expert mortgage advice available

3 Barker St, Shrewsbury SY1 1QF

Cooper Green Pooks
01743 276666



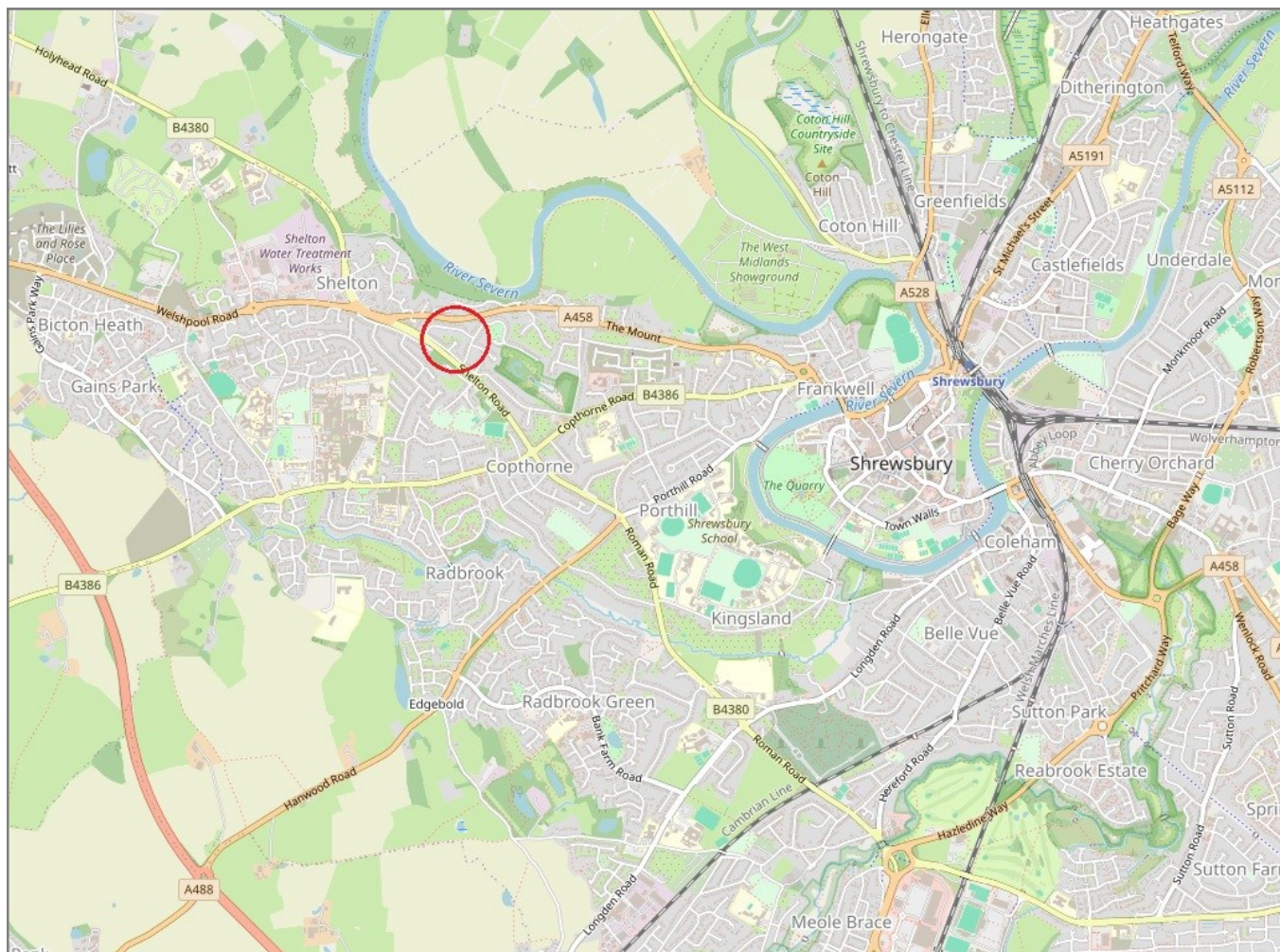
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There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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