



Sunnyside, Holyhead Road, Bicton, Shrewsbury, SY3 8EQ

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

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Coopergreenpooks.co.uk

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sales@cgpooks.co.uk

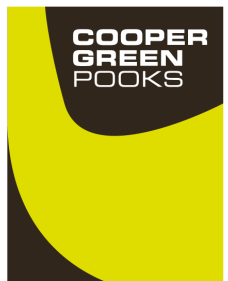
This very attractive and significantly improved semi-detached cottage is located in a lovely, secluded setting on the fringe of the village with a fantastic garden and extensive driveway.

KEY FEATURES

- Well presented with lots of nice original features as well as many other recent improvements, such as new gas central heating system and boiler, replacement double glazed windows, re-wired, plastered and insulated loft space.
- Entrance hall to both the separate living and dining rooms.
- Good sized re-fitted kitchen with window and part glazed door to rear garden.
- Re-fitted utility room and connecting cloakroom.
- Staircase from hall to landing where there are 2 double bedrooms with vaulted ceilings and built in storage, as well as a sizable re-fitted bathroom with a large shower.
- Extensive gravelled driveway/parking area which provides space for several cars and also the option for a detached garage or workshop if required (subject to planning).
- Beautifully landscaped mature garden which is mainly laid to lawn with established borders, pathway and seating area. There are also 2 large timber storage sheds included in the sale.
- Superb location just a few minutes' walk from Bicton village primary school and 5 minutes from the local shop and garage. Shrewsbury town centre is also conveniently just 10 minutes away by car and the bypass is even less.



Total area: approx. 85.9 sq. metres (924.8 sq. feet)









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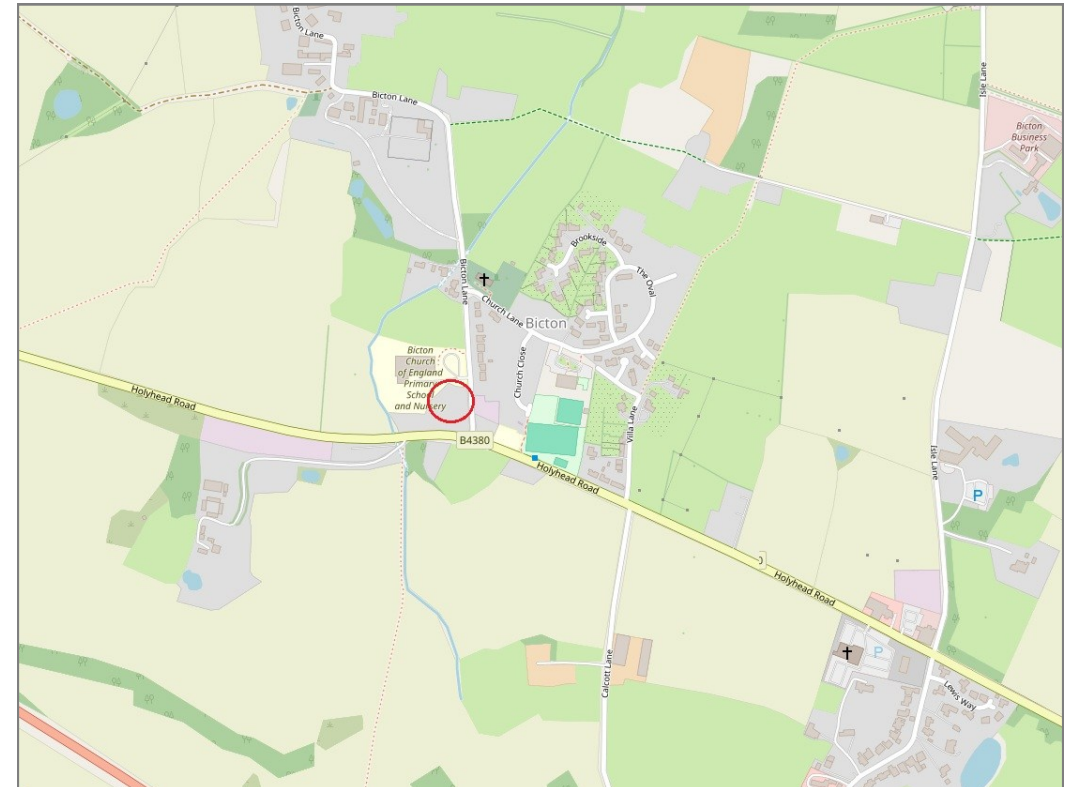
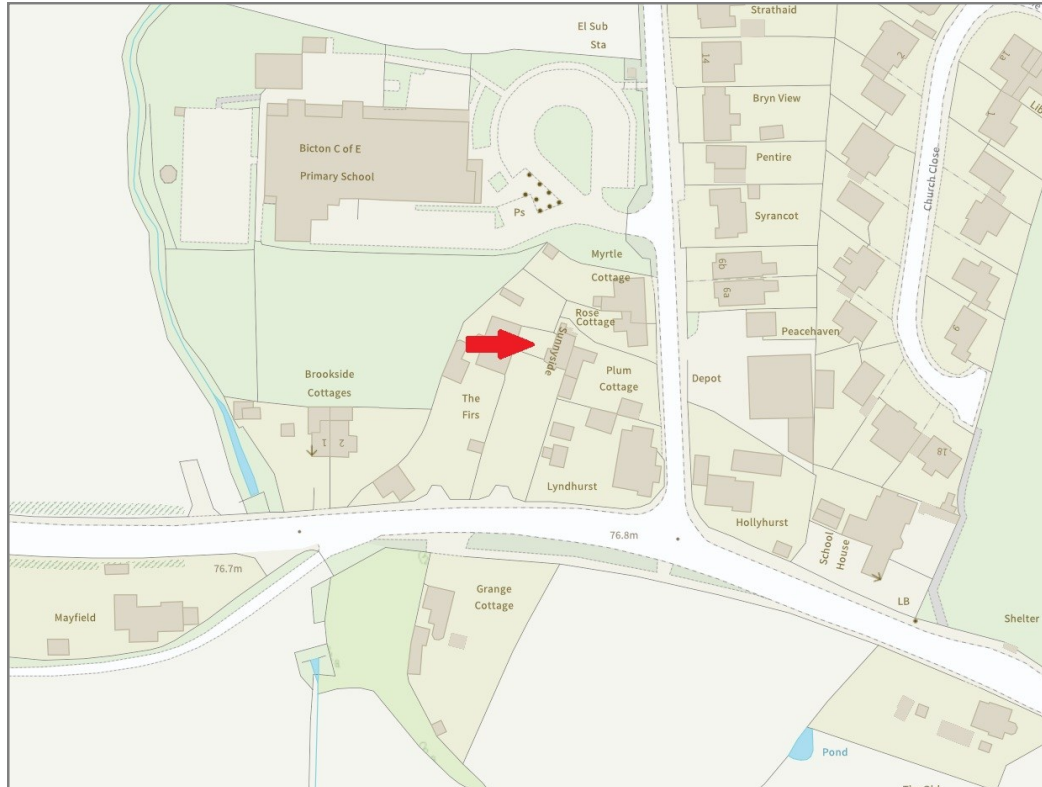
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BOUNDARIES NOT CONFIRMED

Tenure	Freehold
Local Authority	Shropshire Council
Council Tax	Band C
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.

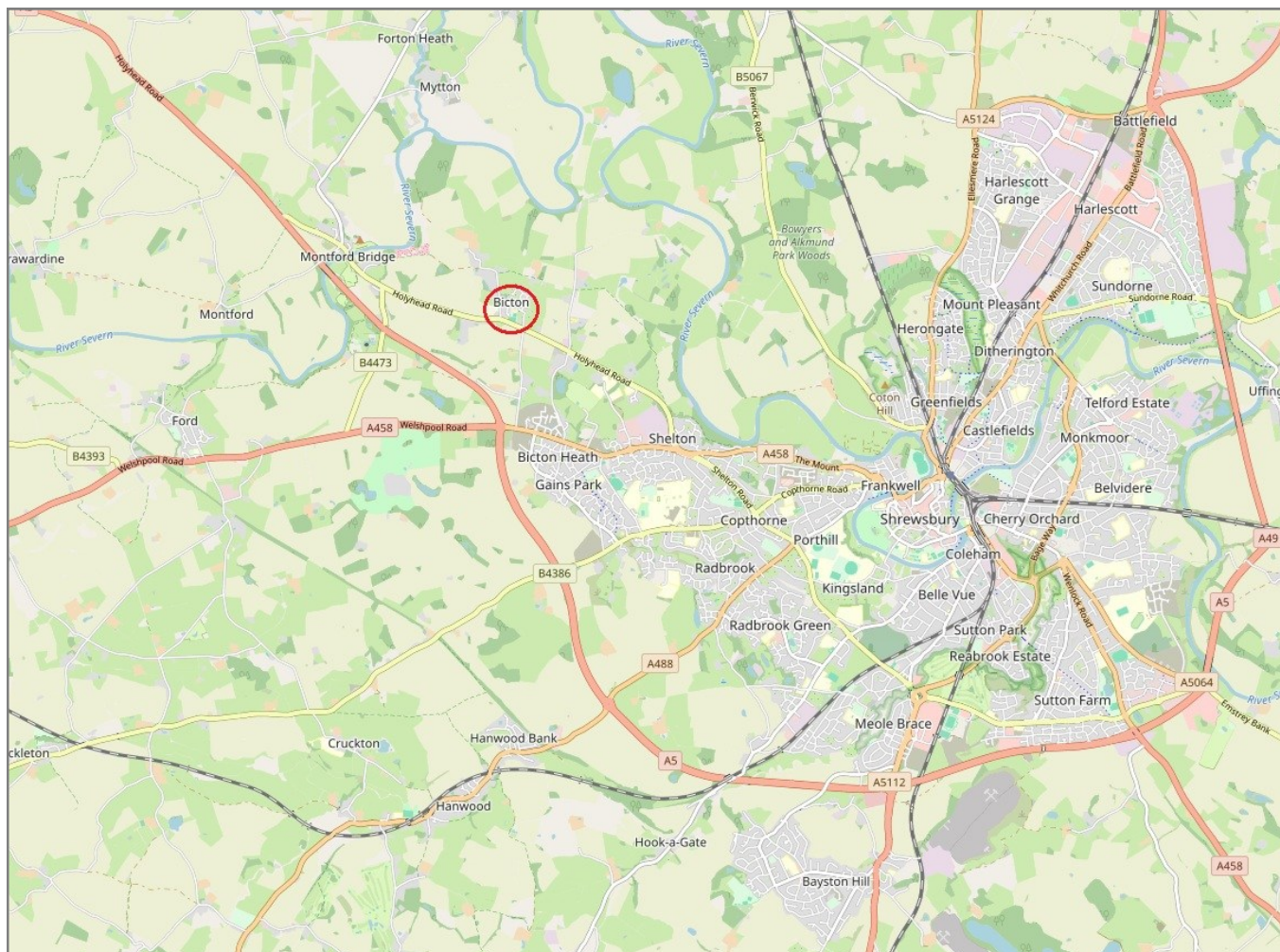
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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