



SAMUEL WOOD

Boundary View, 2 The Old Chapel, The Furlongs, Bicton Heath, Shrewsbury, Shropshire,

Asking Price £495,000



# Boundary View, 2 The Old Chapel, The

Bicton Heath, Shrewsbury, Shropshire, SY3 5GA



- Beautifully Presented Family Home
- Three Generous Sized Bedrooms
- Excellent Low Maintenance Garden
- Sought After Location
- Gas Central Heating
- Stunning Chapel Conversion
- Ground Floor Open Plan Layout
- Off Road Parking
- High Specification
- EPC Rating C

Samuel Wood is delighted to offer for sale this unique chapel conversion, now a beautifully presented three bedroom family home with open plan living spaces, state of the art kitchen, excellent garden and off road parking. Finished to a high specification internally this property is situated in the sought after location of Bicton Heath on The Furlongs to the west of Shrewsbury town centre. Close to excellent local amenities and road links viewing is highly recommended by the selling agent.

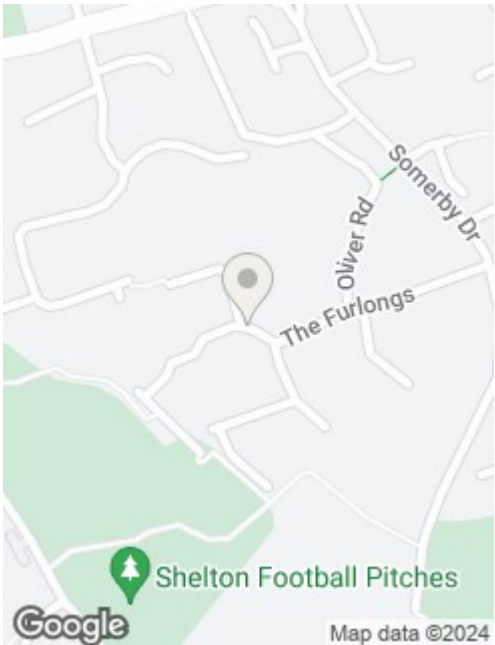
The entrance door leads to welcoming reception hall which subsequently then leads to the fabulous open plan living/dining/kitchen with a separate utility. The open-plan layout creates a sense of space and freedom, providing an ideal environment for both family living and entertaining guests.

The staircase ascends from the middle of the rooms to the first floor accommodation which comprises of a landing accessing the property's three good sized bedrooms and a stylish contemporary bathroom.

Outside, the home boasts an excellent garden that provides a private sanctuary for relaxation and outdoor activities. The well-manicured small lawn, flowerbeds,, gravel and patio area create an inviting space for al fresco dining. The garden and property is approached from the driveway through gated entrance.







## Directions

From the A458 Welshpool Road, turn at the roundabout into Somerby Drive. After a short distance, take a right hand turn into The Furlongs and continue to the end of this road where Boundary View can be found straight ahead of you.

Services: We understand that the property has mains gas, mains electricity, mains water and mains drainage.

Broadband Speed: Basic 3 Mbps & 39 Superfast Mbps

Flood Risk: Very Low

Tenure: We understand the tenure is Freehold.

Local Authority: Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury, Shropshire SY2 6ND. Tel 0345 678 9000

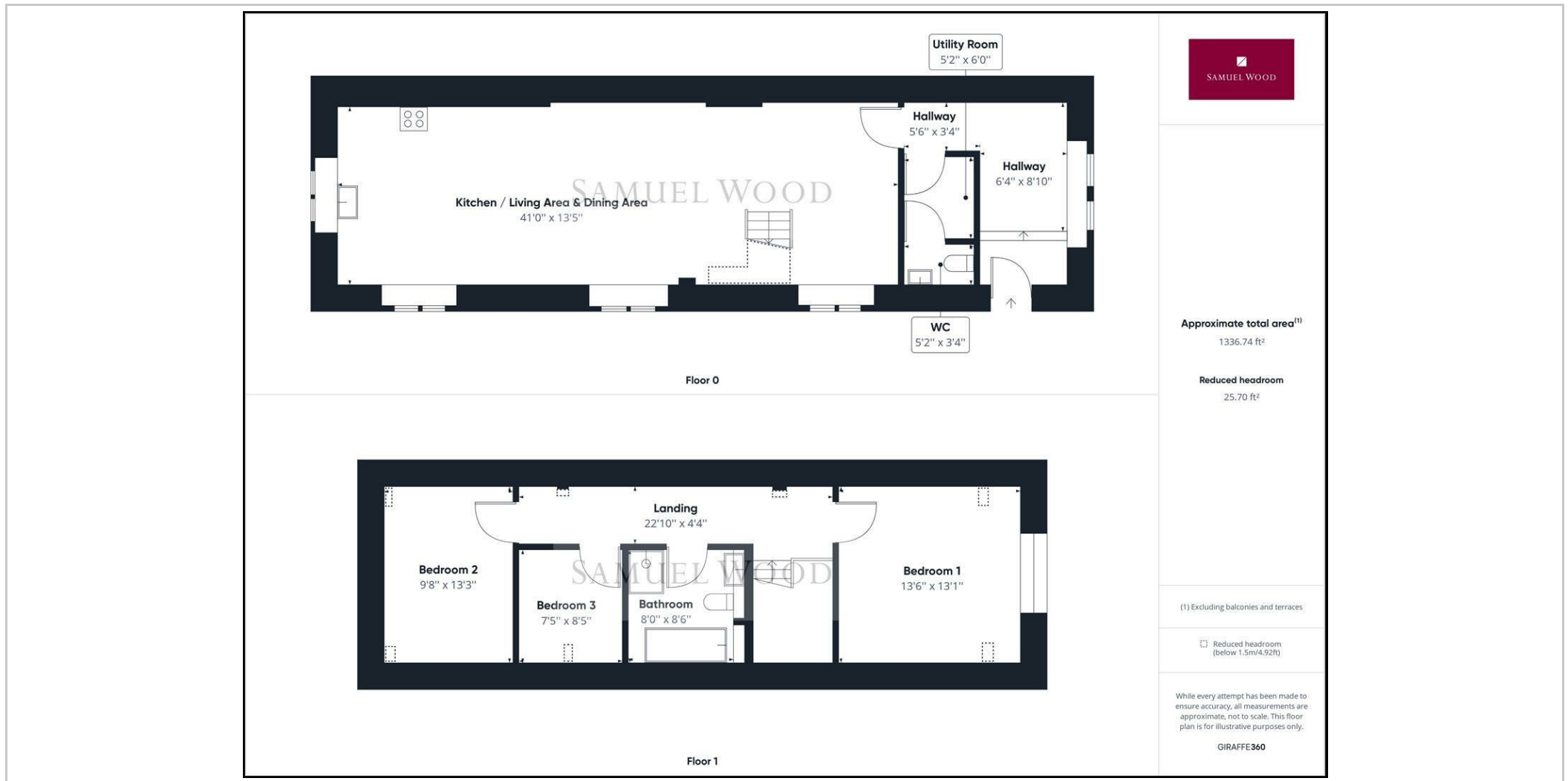
Council Tax Band: E

Mortgage Services: We offer a no obligation mortgage service through Hilltop Mortgage Solutions. Please ask a member of our team for further details.

Referral Services: Samuel Wood routinely refers vendors and purchasers to providers of conveyancing and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.







We take every care in preparing our sales details. They are checked and usually verified by the Vendor. We do not guarantee appliances, alarms, electrical fittings, plumbing, showers etc. You must satisfy yourself that they operate correctly. Room sizes are approximate; they are usually taken in metric and converted to imperial. Do not use them to buy carpets or furniture. We cannot verify the tenure, as we do not have access to the legal title; we cannot guarantee boundaries or rights of way so you must take the advice of your legal representative. No person in the employment of or representing Samuel Wood has any authority to make any representation or warranty whatever in relation to this property. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view. Applicants are advised that the majority of our shots are taken with a wide angle lens.

CONTEMPORARY AGENCY • TRADITIONAL VALUES

2 Shoplatch, Shrewsbury, Shropshire, SY1 1HF

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