



SAMUEL WOOD

9 White Bank, Bicton Heath, Shrewsbury, Shropshire, SY3 5AY

Offers In The Region Of £365,000



9 White Bank

Bicton Heath, Shrewsbury, Shropshire, SY3 5AY



- Beautifully Presented Family Home
- Open Plan Breakfast Kitchen
- Conservatory
- Cul-de-sac Location
- EPC Rating C
- Spacious Reception Rooms
- Five Generous Sized Bedrooms
- Three Car Driveway
- Two Bathrooms
- Gas Central Heating & Electric Heating

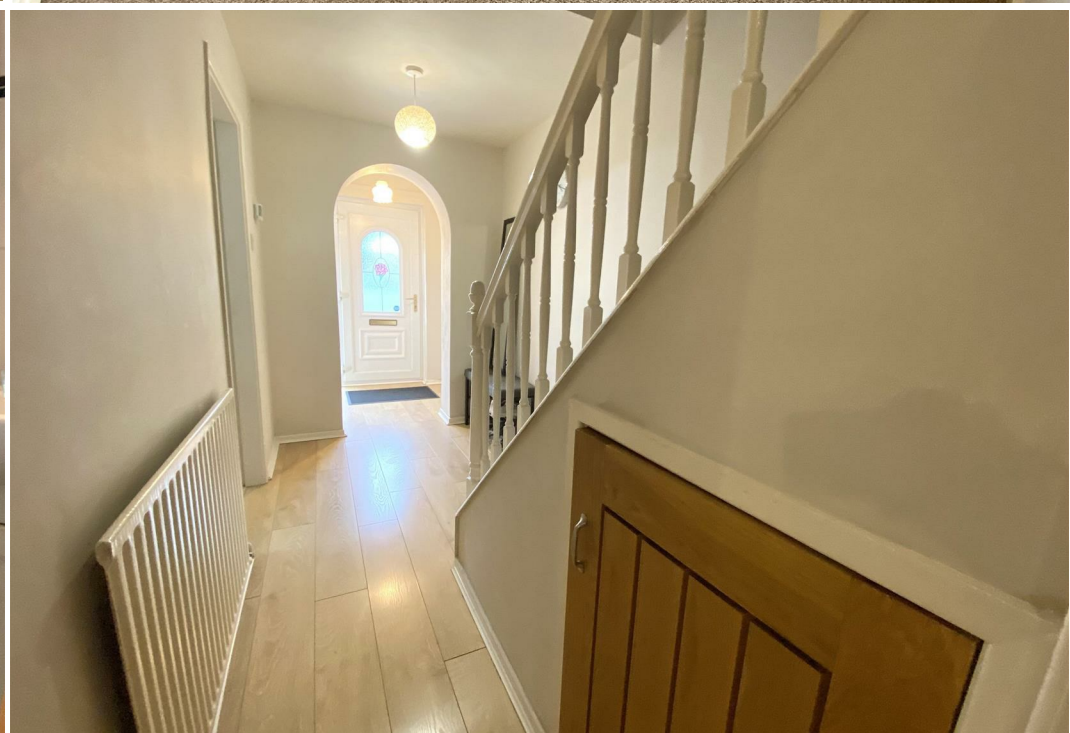
Samuel Wood is delighted to offer for sale this immaculately presented five bedroom family home on White Bank in Bicton Heath. The well designed accommodation offers spacious contemporary living, complemented by a three vehicle driveway, delightful enclosed garden and a desirable cul-de-sac location. Positioned close to excellent local amenities including shops, pubs, restaurants, schools and practical road links. Viewing is highly recommended by the selling agent.

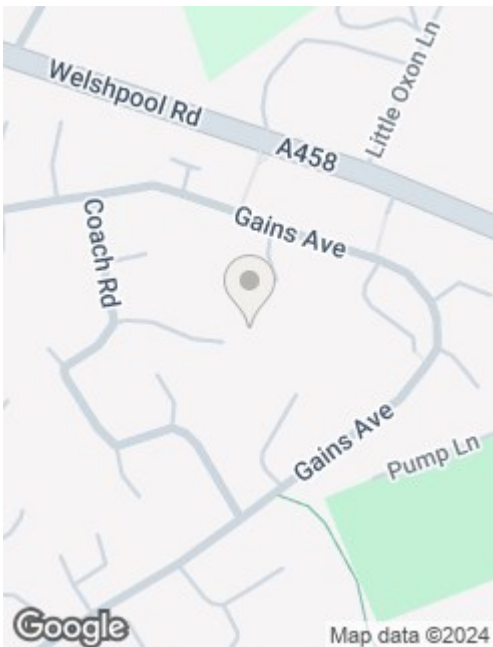
9 White Bank in Bicton Heath, Shrewsbury, is a spacious and well-appointed detached home boasting five bedrooms, one of which is conveniently located on the ground floor. The house features a recently improved three-car driveway and a rear garden with low-maintenance synthetic grass, providing a perfect space for outdoor activities and relaxation. The exterior enhancements contribute to the property's curb appeal and functionality.

On the ground floor, the home offers a modern, open-plan breakfast kitchen that seamlessly flows into the dining room, creating a versatile and inviting space for both everyday living and entertaining. Additionally, there is a separate living room, a practical utility room, a WC and a conservatory that allows for ample natural light and garden views. The ground floor bedroom provides flexible accommodation options, ideal for guests or as a home office.

The upper floor comprises four generously sized bedrooms, ensuring plenty of space for a growing family or hosting guests. The upstairs is complemented by a spacious family bathroom and a separate shower room, enhancing convenience and comfort. With its thoughtful layout and quality finishes, 9 White Bank offers a harmonious blend of practicality and style, making it an ideal home for those seeking both functionality and luxury.







Directions

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

Broadband Speed: Basic 4 Mbps, Superfast 80 Mbps & Ultrafast 1000 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

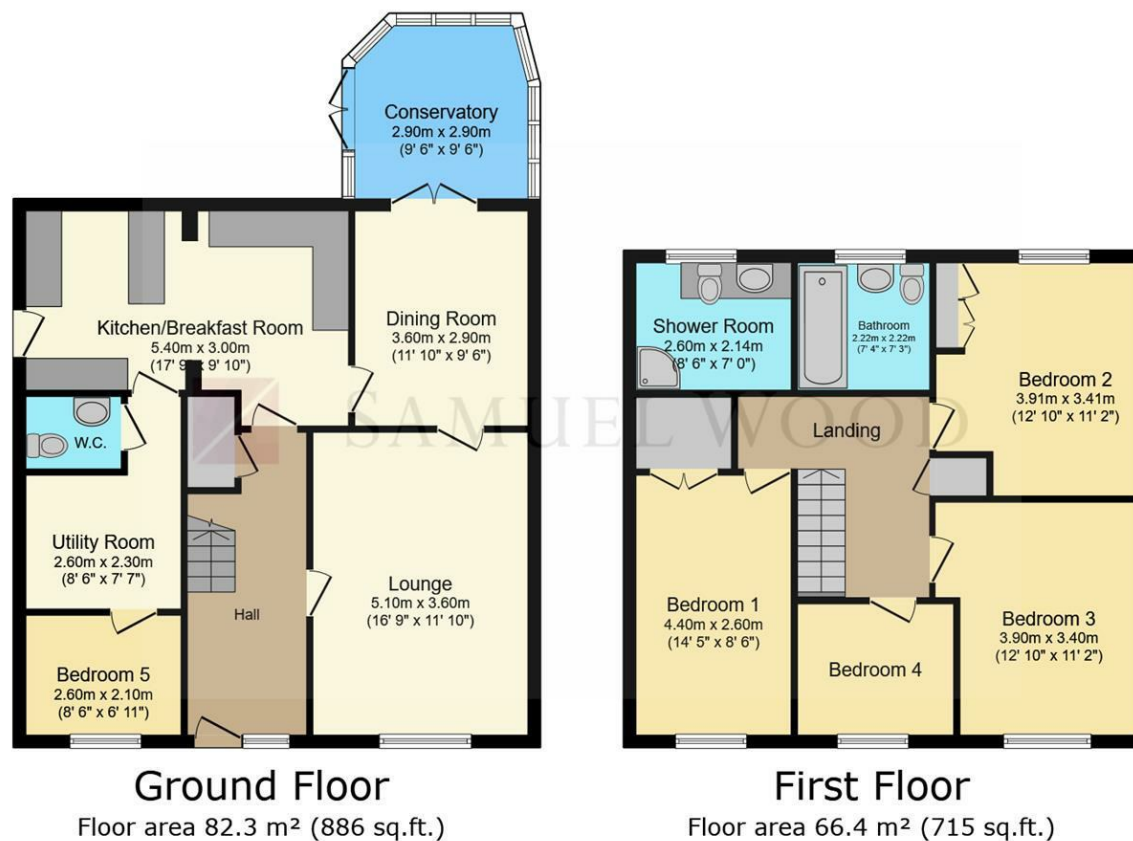
Council Tax Band: E

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.







This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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
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