



SAMUEL WOOD

Corbet House, Eyton Lane, Baschurch, Shrewsbury, Shropshire, SY4 2AU

Offers Over £350,000



Corbet House, Eyton Lane

Baschurch, Shrewsbury, Shropshire, SY4 2AU



- Stylish Renovated Property
- Modern Refitted Kitchen and Bathroom
- Four Car Driveway
- Store Rooms and Two Workshops
- Popular Shropshire Village
- Living/Dining Room with double sided Log Burner
- Three Good Sized Bedrooms
- Plot extends to 0.13 with Enclosed Garden
- Gas Central Heating
- EPC Rating C

Samuel Wood is delighted to offer for sale this recently renovated three bedroom family home, on Eyton Lane in Baschurch. Boasting a generous plot, contemporary living spaces with a well designed layout complemented by landscaped gardens to the rear and generous driveway. Baschurch is a very popular village with excellent amenities including Doctors surgery, pub, supermarket and the renowned Corbet School. Viewing is highly recommended by the selling agent.

Upon entering the ground floor reception hall, you are greeted by an impressive living room featuring a double-sided log burner that also serves the kitchen. The kitchen is fitted with modern shaker-style units and integrated appliances, creating a seamless blend of style and functionality. A door from the kitchen leads to a side lobby, providing access to the store rooms. The main store room is particularly convenient, with double doors opening to the garden, enhancing the home's practicality and storage options.

The first floor of Corbet House comprises three generously sized bedrooms, each offering ample space and comfort. A stylish bathroom serves the upper level, designed with contemporary fixtures and fittings. This thoughtful layout ensures that all family members have access to well-proportioned and comfortable living spaces, making the property ideal for both families and individuals seeking a blend of modern amenities and traditional charm.

Externally, Corbet House boasts a four-car driveway and a large, enclosed rear garden with log store and garden shed. The garden is well-established, featuring a patio area, mature shrubs, and trees, providing a serene outdoor space for relaxation and entertainment. Recent updates to the property include new electrics, a new boiler and radiators, new front doors, internal doors, fitted blinds throughout, as well as new soffits, fascias, and guttering. These enhancements ensure that the property is not only aesthetically pleasing but also energy-efficient and well-maintained.







Directions

Rights by prescription for sub station.

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

Broadband Speed: Up to 1000 Mbps

Flood Risk: No Risk

Tenure: We understand the tenure is Freehold.

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

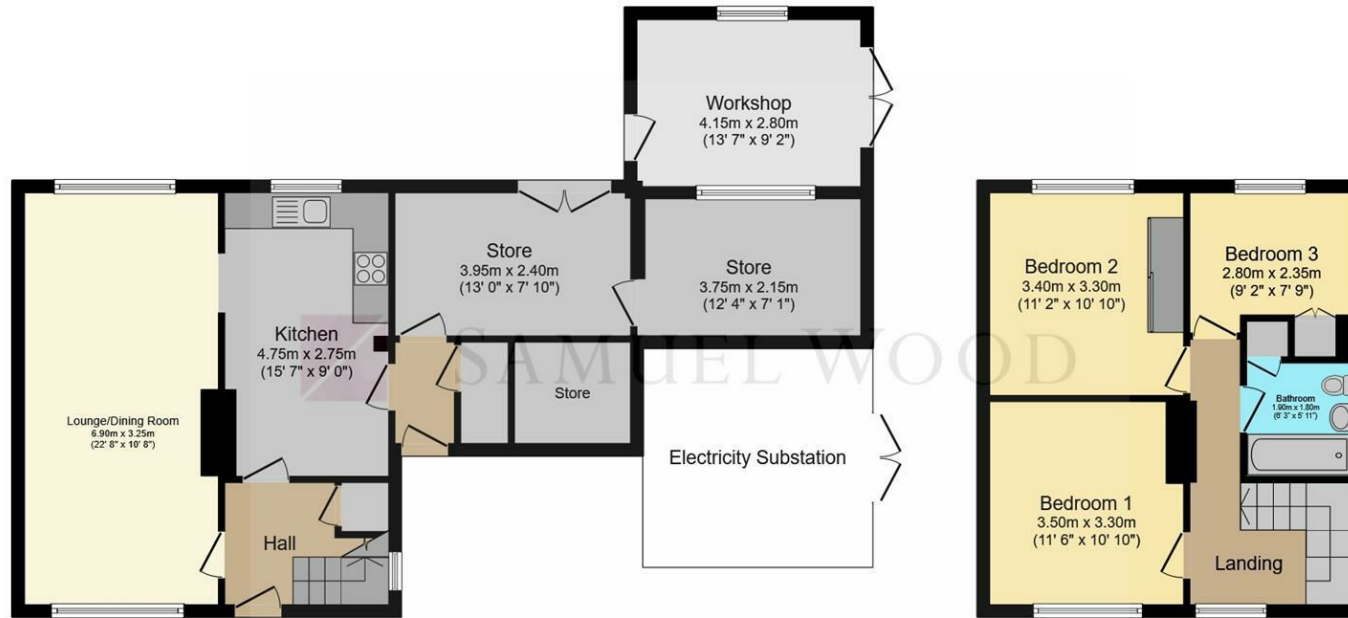
Council Tax Band: B

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.







Ground Floor
Floor area 79.2 m² (853 sq.ft.)

First Floor
Floor area 42.1 m² (453 sq.ft.)

TOTAL: 121.3 m² (1,306 sq.ft.)

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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