



SAMUEL WOOD

12 Oxon Hall, Holyhead Road, Bicton, Shrewsbury, Shropshire, SY3 8BW

Asking Price £160,000



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Bicton, Shrewsbury, Shropshire, SY3 8BW



- Beautifully Presented Ground Floor Apartment
- Double Bedroom
- Excellent South Facing Private Garden
- Meticulously Maintained Communal Grounds
- Electric Heating
- Spacious Open Plan Kitchen Living Dining Area
- Ample Built In Storage
- Allocated Parking Space
- Sought After Location
- EPC Rating D

Samuel Wood is delighted to offer for sale this beautifully presented ground floor apartment in Oxon Hall, Bicton near Shrewsbury. The well designed layout provides contemporary spacious living complemented by an excellent private garden, allocated parking space and meticulously maintained communal grounds. Situated close to amenities including shops, pubs, restaurants, petrol station, bus route, good school catchment and practical road links. Viewing is highly recommended by the selling agent.

12 Oxon Hall in Bicton, near Shrewsbury, is a beautifully presented ground-floor, one-bedroom apartment, offering an ideal combination of comfort and convenience. Situated within a luxury complex, this property boasts a private garden that enhances its charm and exclusivity. Additionally, it includes an allocated parking space with extra visitor spaces, making it practical for residents or visitors. The apartment has been recently redecorated and fitted with new carpets, ensuring it is move-in ready for the next owner, whether an investor or a main residence.

The layout of the apartment has been thoughtfully designed to maximise both space and functionality. Upon entry, you are greeted by a spacious kitchen living dining room, which features built-in storage, sizeable windows blending style with practicality. A hallway leads to the bathroom, offering modern amenities and a generous double bedroom, which now benefits from a new door that opens directly onto the courtyard. This creates a seamless flow between indoor and outdoor living, perfect for relaxation or entertaining.

The combination of modern upgrades and a premium location within a sought-after complex makes 12 Oxon Hall an attractive choice. The private garden adds a unique appeal, providing outdoor space rarely found in similar properties. Whether purchased as a long-term investment or as a main residence, this well-presented apartment offers an excellent opportunity to enjoy stylish living in a desirable area near Shrewsbury.







Directions

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

Broadband Speed: Basic 2Mbps & Superfast 36Mbps

Results provided by Ofcom and correct at time of listing

Flood Risk: Very Low

Tenure: We understand the tenure is Leasehold with a share of the Freehold.

Length of Lease: 199 years from 01/01/2000 - 174 years remain.

Service Charge: £120 per month (£1440 per annum)

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.







Floor Plan

Floor area 44.0 sq.m. (473 sq.ft.)

Total floor area: 44.0 sq.m. (473 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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