

4 Cedar Close Bayston Hill Shrewsbury SY3 0PD



3 Bedroom House - Semi-Detached
Offers In The Region Of £295,000

The features

- SEMI DETACHED HOUSE
- SPACIOUS LOUNGE AND DINING ROOM
- MUCH SOUGHT AFTER VILLAGE LOCATION
- DRIVEWAY PARKING
- GENEROUS CORNER PLOT
- QUIET CUL DE SAC POSITION
- THREE GENEROUS BEDROOMS
- ENCLOSED REAR GARDEN
- ENVIABLE LOCATION CLOSE TO TOWN AND AMENITIES
- EPC RATING D



***** SPACIOUS 3 BEDROOM SEMI DETACHED HOUSE - MUCH SOUGHT AFTER VILLAGE LOCATION *****

Occupying an enviable cul de sac position in the heart of this much sought after, self sufficient village, a short stroll from local amenities and only 50 meters walk from open countryside boasting fantastic walks around Lyth Hill and beyond.

Spacious Lounge, Dining Room, Kitchen, 3 generous Bedrooms and Bathroom.

The property has the benefit of gas central heating, double glazing, driveway, gardens laid for ease of maintenance.

Viewing recommended.

Property details

LOCATION

The property occupies an enviable position in the heart of this popular self sufficient village, ideally placed for commuters with ease of access to the A5/M54 motorway network. Bayston Hill has excellent facilities on hand including schools, doctors, shops, public houses, church, lovely countryside walks and a regular bus service to the Town Centre.

RECEPTION HALL

LOUNGE

With window overlooking the front, ornamental oak fire surround with marble hearth, media point, radiator.

DINING ROOM

A good multi purpose room with window and door to the rear, radiator.

KITCHEN

Fitted with range of units incorporating 1 1/2 drainer sink set into base cupboards. Further range of matching base units comprising cupboards and drawers with work surfaces over and having freestanding hob and oven with cooker hood over, space for appliances and range of eye level wall units. Window to rear. Door to outside

Stairs rise from Living Room to FIRST FLOOR LANDING with window.

Enlarged loft hatch with pull down staircase providing access to the loft which has a velux window and has been boarded out.

BEDROOM 1

With windows to front, radiator.

BEDROOM 2

With windows to rear, radiator, airing cupboard housing water tank

BEDROOM 3

With windows to front, radiator, half height storage cupboard

BATHROOM

with suite comprising panelled spa bath with electric shower over, wash hand basin and WC suite. Complementary tiled surrounds, heated towel rail. Window to both the side and rear.

OUTSIDE

The property is set in a quiet cul de sac approached over path leading to entrance and benefits from

driveway parking. To the rear the property benefits from a beautifully maintained rear garden, with a large log cabin that can serve as a summer house, gym, or additional home office, complemented by a spacious deck, patio with a pergola, and a lush lawn surrounded by vibrant borders—ideal for relaxation and entertaining.. The garden is fully enclosed with fencing and hedging.

GENERAL INFORMATION

TENURE

We are advised the property is Freehold and would recommend this is verified during pre-contract enquiries.

SERVICES

We are advised that electric and water main services are connected.

COUNCIL TAX BANDING

As taken from the Gov.uk website we are advised the property is in Band C- again we would recommend this is verified during pre-contract enquiries.

FINANCIAL SERVICES

We are delighted to work in conjunction with the highly reputable 'Ellis-Ridings Mortgage Solutions' who offer FREE independent advice and have access to the whole market place of Lenders. We can arrange for a no obligation quote or please visit our website Monks.co.uk where you will find the mortgage calculator. <https://monks.co.uk/buy/mortgage-calculator/>

LEGAL SERVICES

Again we work in conjunction with many of the Counties finest Solicitors and Conveyancers. Please contact us for further details and competitive quotations.

REMOVALS

We are proud to recommend Daniel and his team at Homemaster Removals. Please contact us for further details.

NEED TO CONTACT US

We are available 8.00am to 8.00pm Monday to Friday, 9.00 am to 4.00pm on a Saturday and 11.00am to 2.00pm on Sunday, maximising every opportunity to find your new home.

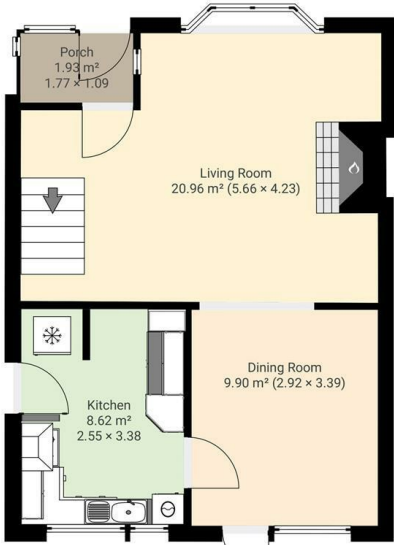
4 Cedar Close, Bayston Hill, Shrewsbury, SY3 0PD.

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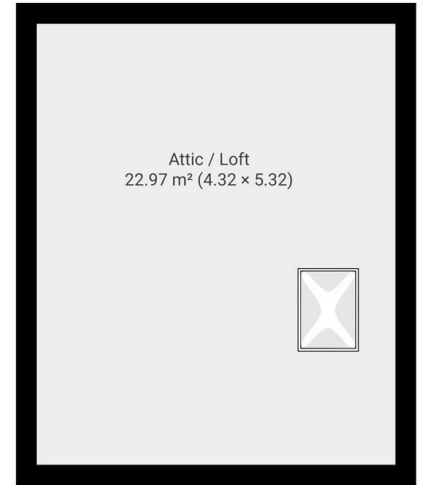
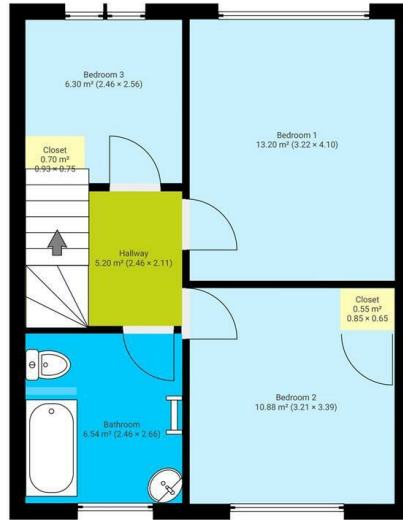
▼ **Ground Floor**

TOTAL AREA: 42.47 m² - LIVING AREA: 40.55 m² - ROOMS: 3

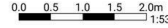


▼ **1st Floor**

TOTAL AREA: 44.00 m² - LIVING AREA: 44.00 m² - ROOMS: 7



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We're available 7 days a week

HOME – four words that define who,
and what we are:

Honest, Original, Motivated, Empathetic

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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