

52 Aston Street Wem Shrewsbury SY4 5AU



3 Bedroom House - Detached
£1,100 PCM

The features

- DETACHED 3/4 BEDROOM FAMILY HOME
- KITCHEN WITH OVEN AND HOB
- DINING ROOM
- THREE DOUBLE BEDROOMS
- AMPLE DRIVEWAY PARKING, EASY MAINTENANCE REAR GARDEN
- GAS CENTRAL HEATING AND DOUBLE GLAZING
- LIVING ROOM
- BEDROOM 4/FURTHER RECEPTION ROOM
- FAMILY BATHROOM
- EPC RATING C



****COMING SOON****

A deceptively spacious period three/four bedroom detached family home offering versatile family accommodation with enclosed gardens. The property occupies an enviable position in the heart of the popular market town of Wem which has excellent facilities including shops, schools, doctors, banks, supermarket and railway station along with offering easy access to the nearby thriving county town of Shrewsbury approximately ten miles south.

Property details

RECEPTION ROOM 1

With quarry tiled flooring, window to front aspect, radiator

RECEPTION ROOM 2/ BEDROOM 4

With carpet, window to front aspect, radiator

DINING ROOM

With quarry tiled flooring, window to rear aspect, radiator, decorative stove

KITCHEN

With quarry tiled flooring, a range of units with round edge work surface over and tiled splashback, Integrated oven with electric hob and cooker hood over, sink and drainer set into base unit. Recess and plumbing for washing machine, windows to side and rear aspect, door leading to OUTSIDE

Stairs and landing leading to FIRST FLOOR

BEDROOM 1

With carpet, windows to front aspect, radiator

BEDROOM 2

With carpet, windows to front aspect, radiator

BEDROOM 3

With carpet, window to rear aspect, radiator

BATHROOM

With 3 piece suite to include; panelled bath with shower over, pedestal wash hand basin, low level WC, radiator, storage cupboard housing boiler, obscured window to rear aspect

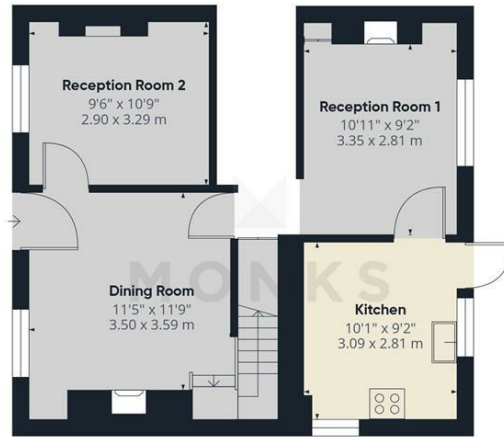
OUTSIDE

The property benefits from ample driveway parking and front lawn. To the rear, large patio area for ease of maintenance, garden shed, enclosed with wooden fencing providing privacy.

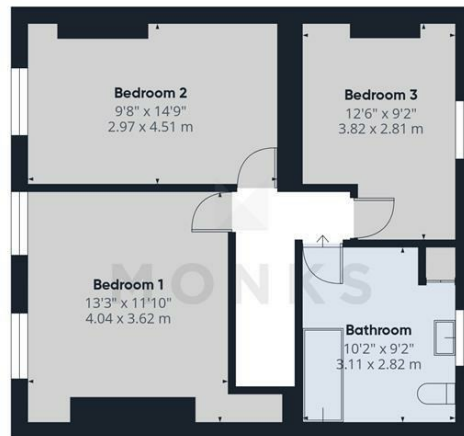
52 Aston Street, Wem, Shrewsbury, SY4 5AU.

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Floor 0



Floor 1



Approximate total area⁽¹⁾
969 ft²
90.2 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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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 (CO₂) 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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- These particulars provide a general outline only for the guidance of intended purchasers and do not constitute part of an offer or contract.

- All descriptions, dimensions and distances are approximate, references to state and condition, relevant permissions for use and occupation and other details are provided in good faith and believed to be correct.

- No person in the employment of Monks has any authority to make or give any representation or warranty whatever in relation to this property.

- Electricians and other appliances mentioned in these particulars have not been tested by Monks. Therefore prospective purchasers must satisfy themselves as to their working order.