

24 Simpson Square St. Michaels Street Shrewsbury SY1 2EQ



2 Bedroom Apartment - Duplex
£895 PCM

The features

- IMPRESSIVE 2 BEDROOM DUPLEX APARTMENT
- FABULOUS OPEN PLAN LIVING/DINING/KITCHEN
- FURTHER DOUBLE BEDROOM AND BATHROOM
- PERFECT FOR COMMUTERS - A SHORT STROLL FROM THE RAILWAY STATION
- ENVIABLE LOCATION CLOSE TO ALL AMENITIES OF THE TOWN
- PRINCIPAL BEDROOM WITH EN SUITE
- ALLOCATED PARKING AND NEATLY KEPT COMMUNAL GARDENS
- EPC RATING C



***** EXCELLENT TWO BEDROOM DUPLEX APARTMENT *****

This is an excellent two bedroom duplex property offering spacious living over two floors. Ideally placed for commuters being a short stroll from the Railway Station and the amenities of the Town Centre.

The accommodation briefly comprises Reception Hall, 2 Bedrooms and Bathroom and excellent open plan Living/Dining/Kitchen.

The property has the benefit of allocated parking and well kept communal gardens.

Property details

LOCATION

The property occupies an enviable position being a short stroll from the Railway Station and the excellent amenities of the Town Centre, or perfect for commuters with ease of access to the A5/M54 motorway network. For those who love the outdoors there are lovely Riverside walks into the famous Shrewsbury Quarry.

RECEPTION HALL

Covered entrance with door opening to Reception Hall with stairs leading up to the First Floor Landing with window to the front and off which lead

BEDROOM 1

having two windows overlooking the front, radiator. Two double built in wardrobes.

BEDROOM 2

with window to the rear, radiator. Built in storage cupboard.

BATHROOM

with suite comprising panelled bath with shower unit over, wash hand basin and WC. Tiled surrounds, radiator.

SECOND FLOOR LANDING

Staircase continues to the Second Floor

IMPRESSIVE OPEN PLAN LIVING/DINING/KITCHEN

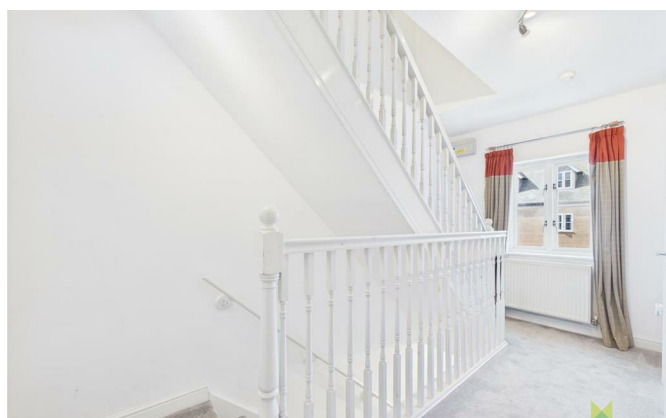
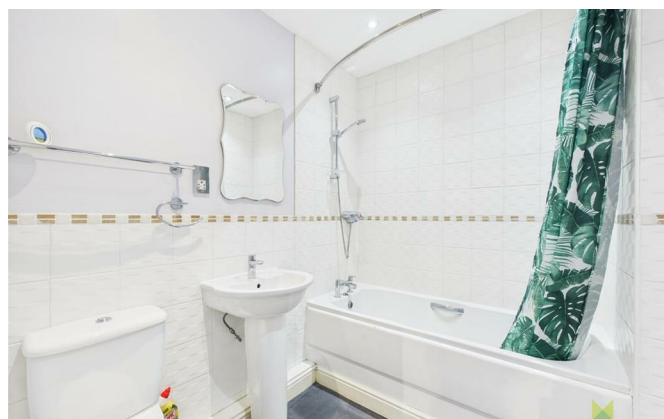
The perfect room for those who love to entertain. The Lounge is a great open space with windows to the front and rear elevations, media point, radiator, built in storage cupboard. Dining Area with window to the rear. Kitchen which is fitted with range of shaker style fronted units incorporating single drainer sink set into base cupboard. Further range of cupboards and drawers with work surfaces over and having space beneath for appliances. Tiled surrounds and matching range of eye level wall units and central island housing inset 4 ring hob with extractor hood over and oven and grill beneath. Laminate flooring, windows to the front and side.

OUTSIDE

There is an allocated parking space and well maintained communal gardens.

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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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