

21 Harris Croft Wem Shrewsbury SY4 5DU



3 Bedroom House
Offers In The Region Of £189,950

The features

- SUPERB SIZED GARDEN
- RECEPTION HALL WITH CLOAKROOM
- 3 GOOD SIZED BEDROOMS
- BATHROOM WITH SHOWER
- VIEWING HIGHLY RECOMMENDED
- SPACIOUS LOUNGE/DINING ROOM
- KITCHEN WITH OVEN AND HOB
- ENVIABLE CUL DE SAC LOCATION
- AMPLE PARKING



***** 3 BEDROOM HOUSE IN THE MOST FABULOUS SIZED GARDEN *****

Wow, what amazing outside space this 3 bedroom Mews home has to offer, truly one of the most genuine sized gardens bordered by open fields.

Occupying an enviable position in this cul de sac location, perfect for commuters being a short stroll from the Railway Station with links to Shrewsbury, Chester and London.

Reception Hall with Cloakroom, good sized Lounge/ Dining Room, Kitchen, 3 spacious Bedrooms and Bathroom. Gas central heating and double glazing, parking and gardens.

There is ample scope for extension, garden home office etc, subject to the necessary consents.

Viewing recommended.

Property details

LOCATION

The property occupies an enviable position in the heart of this popular market Town, perfect for commuters with the Railway Station being a short stroll away with links to the County Town of Shrewsbury, Crewe and London. Wem is totally self sufficient with amenities including supermarkets, primary and secondary schools, doctors, range of independent stores, restaurants, takeaways, public houses and active Town Hall. There are good recreational facilities including a swimming pool and a regular bus service to Shrewsbury.

RECEPTION HALL

Wooden entrance door opens to Reception Hall, window to the side, tiled flooring.

CLOAKROOM

With newly fitted suite comprising wash hand basin set into vanity, WC. Window to the front.

LOUNGE/DINING ROOM

A lovely light room with windows to the side and rear and sliding patio doors opening onto the good sized sun terrace and garden. Wooden effect floor covering, media point, radiator.

KITCHEN

Fitted with range of units incorporating single drainer sink set into base cupboard. Further range of matching base units comprising cupboards and drawers with worksurfaces over and having space for appliances, inset 4 ring hob with extractor hood over and double oven and grill beneath, range of eye level wall units. Window and door to the garden.

FIRST FLOOR LANDING

From the Reception Hall staircase leads to First Floor Landing with access to roof space and off which lead

BEDROOM 1

With window overlooking the rear garden, radiator.

BEDROOM 2

With window overlooking the rear garden, radiator.

BEDROOM 3

With window to the side with open outlooks, radiator.

BATHROOM

With suite comprising panelled bath with shower unit over, wash hand basin and WC. Complementary tiled surrounds, window to the front.

OUTSIDE

The property is set in one of the most magnificent

plot, totally unexpected and which truly must be viewed to be fully appreciated. The Garden is approached through double wooden opening gates and can provide off road parking for two vehicles. There is a large paved sun terrace, perfect for those who love to dine alfresco and the most fabulous large garden which is laid to lawn with inset specimen trees and shrubs, enclosed with wooden fencing and bordered to the rear by open fields.

GENERAL INFORMATION

TENURE

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

SERVICES

We are advised that all 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 'My Simple Mortgage' 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](https://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.

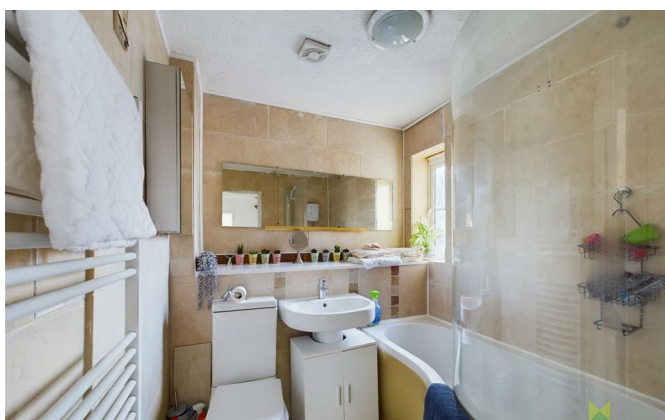
NEED TO CONTACT US

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 hom

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Get in touch

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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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