

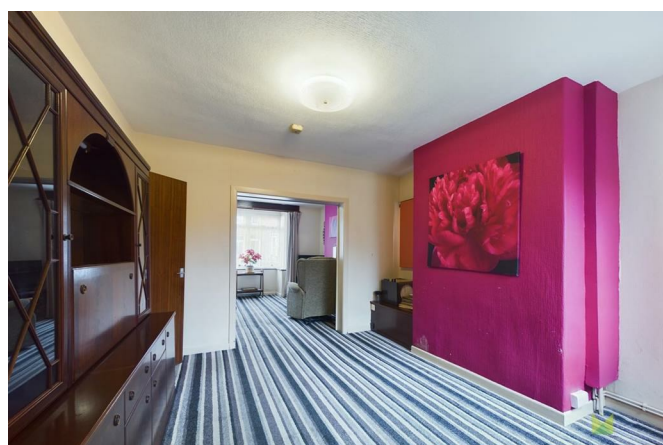
52 Station Road Wem SY4 5BH



3 Bedroom House - Semi-Detached
Offers In The Region Of £240,000

The features

- MATURE 3 BEDROOM SEMI DETACHED HOUSE
- PARKING AND DOUBLE GARAGE
- 3 BEDROOMS, BATHROOM AND SHOWER/WET ROOM
- OFFERING SOME SCOPE FOR IMPROVEMENT
- NO UPWARD CHAIN
- SOUGHT AFTER LOCATION A STROLL FROM THE RAILWAY STATION
- LOUNGE, DINING ROOM AND KITCHEN
- GOOD SIZED REAR GARDEN
- GAS CENTRAL HEATING AND DOUBLE GLAZING
- EPC E



***** 3 BEDROOM SEMI DETACHED WITH DOUBLE GARAGE AND PARKING *****

An excellent opportunity to purchase this mature 3 bedroom semi detached house which is coming to the market for the first time in over 100 years, having been cherished throughout the family owners.

Occupying an enviable position in the heart of this popular North Shropshire market Town with excellent amenities on hand and being a short stroll from the Railway Station which has links to Shrewsbury, Crewe and London.

The accommodation briefly comprises Reception Hall, Lounge, Dining Room, Kitchen, Shower/Wet Room, 3 Bedrooms and Bathroom.

The property has the benefit of gas central heating, double glazing, good sized rear garden and double garage with parking.

No upward chain and viewing recommended.

Property details

LOCATION

The property occupies a convenient position in a popular North Shropshire market town. Wem boasts excellent facilities including primary and secondary schools, supermarket, post office, town hall, doctors surgery along with a Railway Station with links Crewe and London and to the nearby county town of Shrewsbury.

RECEPTION HALL

Sealed unit double glazed entrance door to Entrance Vestibule with door opening to Reception Hall, radiator.

LOUNGE

with bay window to the front, wooden fire surround and ornamental fire, radiator.

DINING ROOM

having window to the rear, radiator.

KITCHEN

with single drainer sink set into base cupboard. Further range of cupboards and drawers with wooden edged work surfaces over, space for washing machine and fridge/freezer, integrated dishwasher and inset 4 ring hob with extractor hood over and oven and grill beneath. Tiled surrounds and matching range of eye level wall units, window to the side.

SHOWER/WET ROOM

with fully tiled shower area with direct mixer shower unit, wash hand basin and WC. Radiator, window to the side.

FIRST FLOOR LANDING

From the Reception Hall staircase leads to First Floor Landing off which lead

BEDROOM 1

having window overlooking the rear garden. Built in wardrobes with shelving, radiator.

BEDROOM 2

with window to the front, built in wardrobes, radiator.

BEDROOM 3

with window to the front, fitted shelving, radiator.

BATHROOM

A well appointed room with panelled bath with shower unit over, wash hand basin and WC. Tiled surrounds, airing cupboard, window to the rear.

OUTSIDE

The property is approached through gate and

screened by brick walling with paved forecourt. Side pedestrian access leads to the excellent sized rear garden, with large paved sun terrace and garden laid mainly to lawn with inset specimen tree and enclosed with fencing and mature hedging. To the rear is a DOUBLE GARAGE with parking also.

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 B - 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.

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Get in touch

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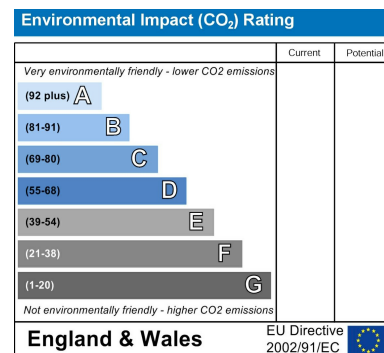
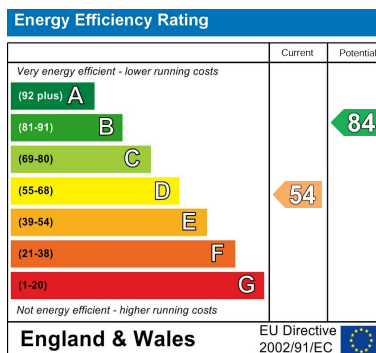
Wem office

13A High Street, Wem,
Shropshire, SY4 5AA

We're available 7 days a week

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

Honest, Original, Motivated, Empathetic



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