

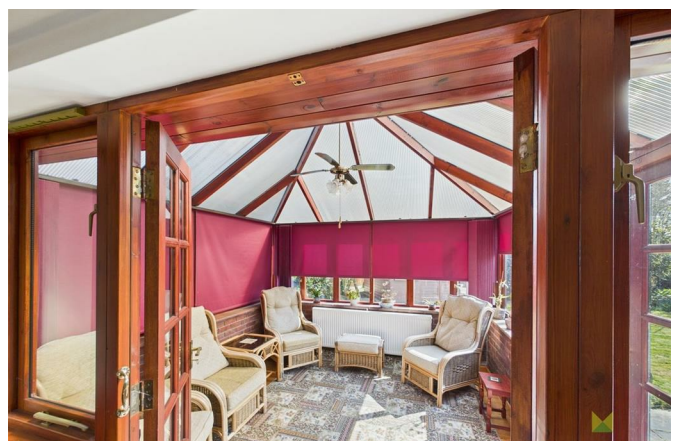
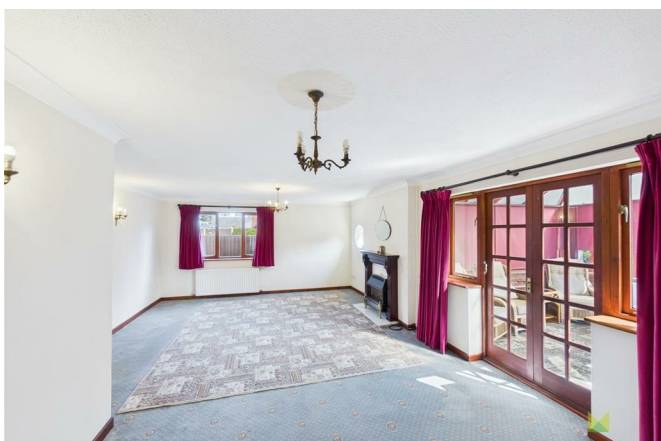
5 Cedar Grove Wem SY4 5DQ



2 Bedroom Bungalow - Detached
Offers In The Region Of £395,000

The features

- DETACHED BUNGALOW WITH IMPRESSIVE SIZED ROOMS THROUGHOUT
- PERFECT FOR THOSE LOOKING TO DOWNSIZE WITH SPACE
- PORCH/SUN LOUNGE, RECEPTION HALL, LARGE LOUNGE/DINING ROOM
- PRINCIPAL BEDROOM WITH SHOWER ROOM, FURTHER BEDROOM AND BATHROOM
- ESTABLISHED GARDENS. VIEWING RECOMMENDED.
- ENVIABLE LOCATION ON PRIVATE DRIVEWAY
- CLOSE TO AMENITIES AND SHORT STROLL FROM THE RAILWAY STATION
- GOOD SIZED BREAKFAST KITCHEN, CONSERVATORY
- GARAGE, CARPORT AND AMPLE PARKING
- EPC RATING E



***** LARGE DETACHED BUNGALOW IN PRIVATE DRIVE LOCATION *****

An excellent opportunity to purchase this spacious detached bungalow offering deceptive accommodation with rooms of a good proportion and which must be viewed to be fully appreciated.

Occupying an enviable position in the heart of this popular North Shropshire market Town in a private driveway close to all amenities and a short stroll from the Railway Station with links to Shrewsbury, Crewe and London.

The accommodation briefly comprises Entrance Porch/Sun Lounge, Reception Hall, Lounge/Dining Room, Kitchen/Breakfast Room, Utility, Principal Bedroom with en suite, further double Bedroom and Bathroom.

The property has the benefit of gas central heating, double glazing, driveway with ample parking and hardstanding, garage, carport and established enclosed garden.

Offered for sale with no upward chain.

Property details

LOCATION

ENTRANCE PORCH/SUN LOUNGE

A good sized recent addition being of sealed unit double glazed construction with solid roof with central roof light, tiled floor. Door leading to R

RECEPTION HALL

A welcoming Reception area being L-shaped. Large storage/cloaks cupboard, radiator.

LOUNGE/DINING ROOM

An excellent sized room having windows to the side and rear. The Lounge area has brick fireplace with gas fire, media point, radiator. Dining Area radiator.

CONSERVATORY

with wooden flooring, power and lighting and double opening French doors to the garden.

KITCHEN/BREAKFAST ROOM

Another good sized room with windows to the front and side. The Kitchen is fitted with range of wooden fronted shaker style units incorporating single drainer sink set into base cupboard. Further range of cupboards and drawers with work surfaces over and integrated dishwasher with matching fascia panel. Inset 4 ring hob with drawers beneath and extractor hood over and eye level oven and grill with cupboards above and below. tiled surrounds and range of eye level wall units. Ample space for breakfast table, radiator.

UTILITY ROOM

with single drainer sink set into base cupboard. Further range of cupboards and drawers and space for appliances, door to the garden.

PRINCIPAL BEDROOM

A good sized double room with window to the rear, radiator.

EN SUITE SHOWER ROOM

with shower cubicle with direct mixer shower unit, wash hand basin and WC. Complementary tiled surrounds, radiator, window to the side.

BEDROOM 2

another good sized double room with window to the front, radiator.

BATHROOM

with suite comprising panelled bath, wash hand basin and WC. Tiled surrounds, radiator, window to the front.

OUTSIDE

The property is approached over driveway with parking for numerous cars and leading to the Garage with up and over door, power and lighting. Double opening doors to timber covered carport.

The Rear Garden is laid to lawn with paved sun terrace and has well stocked flower, shrub and herbaceous beds and inset specimen trees. To the side is a good sized paved area with aluminium greenhouse. Large wooden summer house.

GENERAL INFORMATION

ENURE

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

SERVICES

We are advised that all main services are connected and would recommend this is verified.

COUNCIL TAX BANDING

As taken from the Gov.uk website we are advised the property is in Band E - 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 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

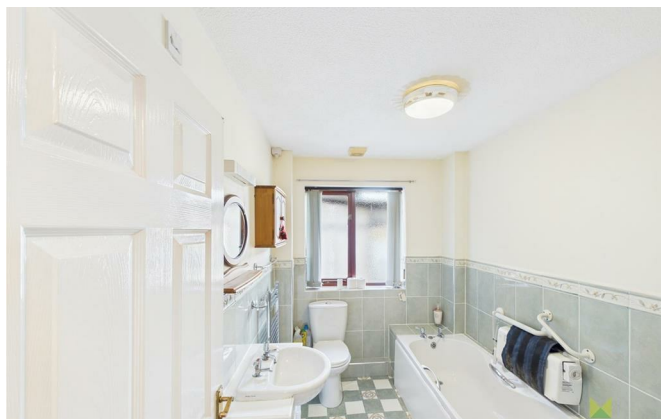
We are proud to recommend Daniel and his team at Homemaster Removals. Please contact us for further details.

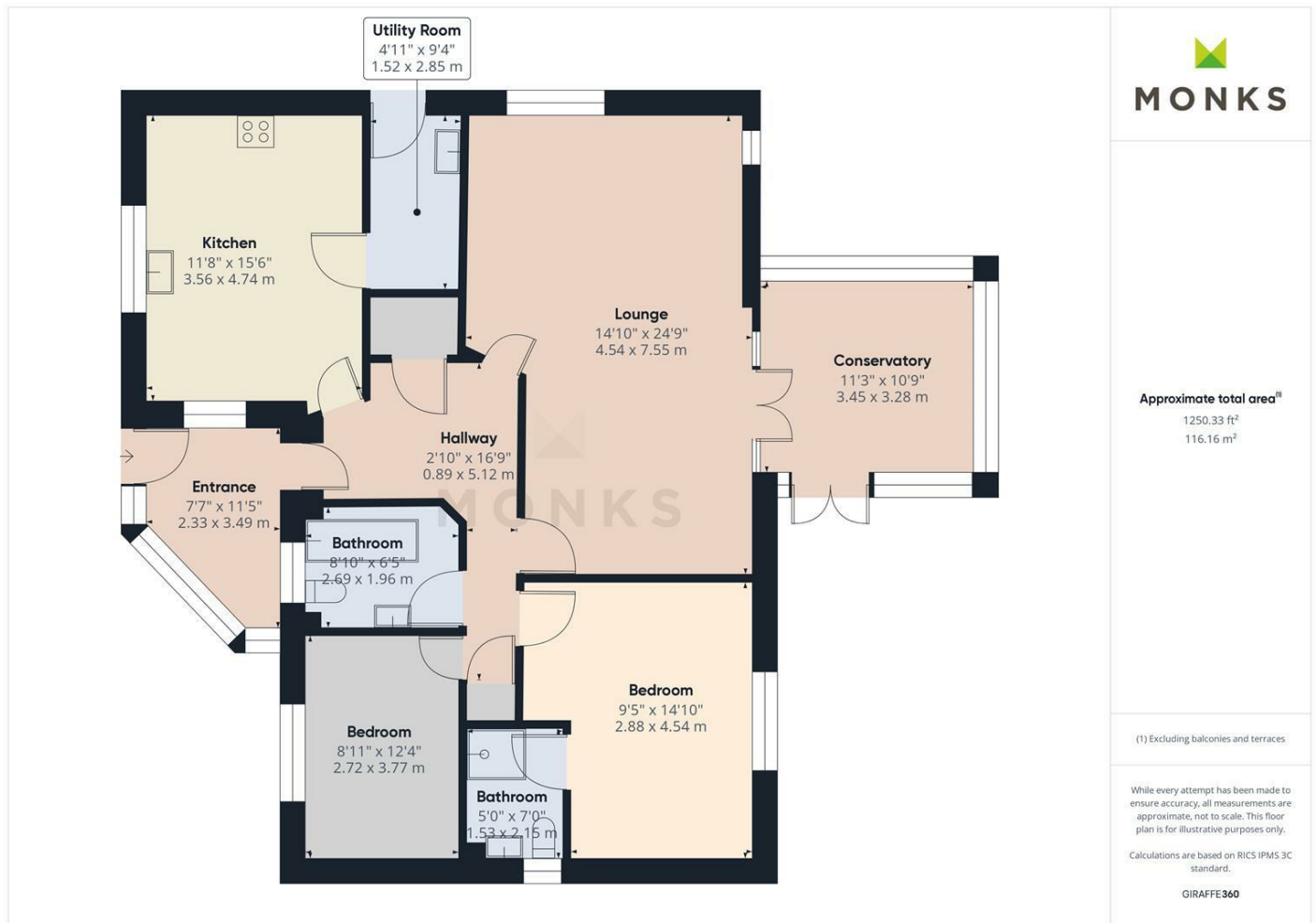
NEED TO CONTACT US

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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Offers In The Region Of £395,000





Judy Bourne

Director at Monks

judy@monks.co.uk

Get in touch

Call. 01939 234368

Email. info@monks.co.uk

Click. www.monks.co.uk

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

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		
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(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Monks for themselves and for the vendors of this property, whose agents they are give notice that:

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- 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.
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