

BOWEN

PROPERTY SINCE 1862



Monthly Rental Of £1,200

Foxes Den, Kings Road North, Baschurch,
Shrewsbury SY4 2HG

🛏 4 Bedrooms

🚿 2 Bathrooms

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General Remarks

Detached 4 Bed House & Garage

Within easy reach of the A528 with links to the A5/M54

Enclosed Rear Garden, Off road parking

EPC Rating 59|D Council Tax Band 'D'

Holding Deposit £276.00 Deposit £1384.00

Rent excludes deposit and any other fees payable

General Remarks: Baschurch is a popular village with a range of amenities, including the popular Corbett School, shop, post office, pubs/restaurant, tennis and bowling clubs. To the south lies the county town of Shrewsbury which offers a fashionable range of social and leisure facilities and is easily accessible for commuters with road links through to the M54 and Telford.

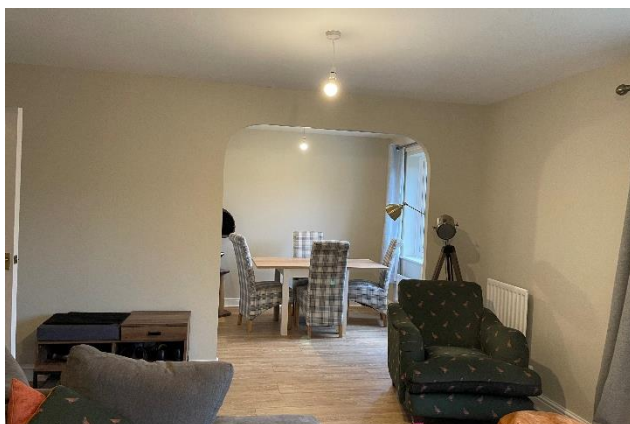
Directions: From Ellesmere take the A528 signposted Shrewsbury continue through the village Cockshutt and onto Burlton after passing the Burlton Inn on the right turn right sign posted Baschurch. Continue to the 'T' junction and turn right after a short distance you will enter the village of Baschurch. At the crossroads turn right and take the next left into Eyton Lane after passing the Schools on the left handside turn right into Kings Road North and after a short distance the property can be identified on the right handside by the agents 'To Let' board

Entrance Door into Entrance Hall: Radiator, thermostat control switch. Understairs store cupboard.

Cloakroom: low level flush w.c., wash hand basin, partly tiled walls, radiator,

Open Plan Lounge/Dining Area:

Lounge Area: 15' 1" x 14' 3" (4.59m x 4.35m) radiator, sliding patio door opening onto patio area and rear garden.



AGENTS NOTE: Viewing strictly by arrangement with the Agents. We would like to point out that all measurements set out in these sale particulars are approximate and are for guidance purposes only. We have not tested any apparatus, equipment, systems or services etc. and cannot confirm that they are in full working order or fit for their purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any fixtures or fittings, unless expressly itemised, form any part of the property offered for sale. While we endeavour to make our sale details accurate and reliable if there is anything of particular importance to you, please contact us.

Arch to Dining Area: 9' 4" x 8' 5" (2.84m x 2.56m) radiator

Kitchen: 9' 11" x 7' 9" (3.03m x 2.37m) exc. utility area Tiled floor. Range of fitted wall cupboards with matching base units with worktop surface above, 1.5 stainless steel sink unit and drainer, built-in electric oven with 4 ring gas hob with extractor hood above, space and plumbing for washing machine. Partly tiled walls, radiator. Door leading to side of property and outside.

Staircase from Entrance Hall to First Floor landing area: Access to roof space. Airing cupboard housing hot water cylinder and slatted shelves.

Bedroom One: 11' 0" x 9' 2" (3.36m x 2.80m) Range of mirror door wardrobes to one wall, radiator.

Ensuite Shower Room: Fully tiled shower cubicle, low level flush w.c., pedestal wash hand basin, shaver light, extractor fan, partly tiled walls, radiator.

Bedroom Two: 10' 4" x 8' 1" (3.14m x 2.46m) Built-in double wardrobe with hanging rail, radiator.

Bedroom Three: 9' 10" x 9' 2" (2.99m x 2.80m) radiator

Bedroom Four: 8' 10" x 8' 7" (2.68m x 2.61m) radiator, built-in cupboard with hanging rail

Bathroom: Partly tiled walls, radiator, panel bath with electric shower above, pedestal wash hand basin, low level w.c., shaver light & extractor fan.

Outside: The house is approached over a tarmac drive providing parking. Open plan lawned area to the front with access at side to the enclosed rear garden which is mainly laid to lawn with patio area.

Garage: 'Up and over door', power and light available.

EPC Rating 59|D Council Tax Band 'D':

Holding Deposit £276.00 Deposit £1384.00:

: Bowen is a member of and covered by the RICS Client Money Protection and all deposits are protected by TDS (The Dispute Service Limited). Bowen is also a member of PRS (Property Redress Scheme) and licensed with Rent Smart Wales.





A property business
steeped in heritage
with a forward
thinking outlook.

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