



**MILLER
EVANS**

SHREWSBURY'S ESTATE AGENT

C7 The Court, St. Marys Place, Shrewsbury, SY1 1DY

£160,000 Region

To view this property please call us on **01743 236 800** Ref: T7526/GM/KQ

A spacious one bedroom, third floor apartment with balcony and spectacular views.

This spacious, one bedroom, third floor apartment boasts period features including original cornicing, but does require some modernisation. The accommodation briefly comprises; entrance hall, living room with balcony, kitchen, double bedroom with fitted wardrobes and access to the balcony, principal bathroom. No upward chain.

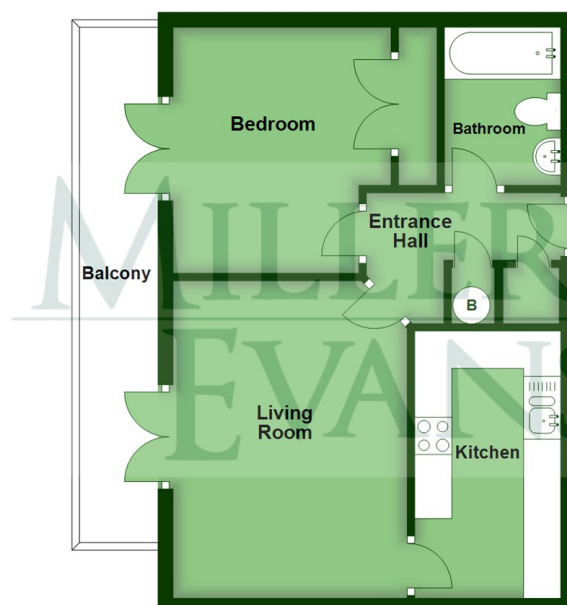
The property is situated within the heart of Shrewsbury town centre, above the Parade Shopping centre, which was built in 1830 and enjoys spectacular views over the River Severn and towards the Shropshire Hills.



FLOOR PLANS

Third Floor

Approx. 430.4 sq. feet



Total area: approx. 430.4 sq. feet

Illustration For Identification Purposes Only. Not To Scale.
Plan produced using PlanUp.

INSIDE THE PROPERTY

ENTRANCE HALL

Two built in store cupboards with one housing the gas fired central heating boiler

LIVING ROOM

14'0" x 10'4" (4.27m x 3.15m)

Double doors opening to private Balcony

KITCHEN

11'9" x 6'5" (3.59m x 1.96m)

Fitted with a range of wall and base units comprising of cupboards and drawers with worktops over and tiled splash

Space and plumbing for white goods

Built in breakfast bar

BEDROOM

10'10" x 9'7" (3.31m x 2.93m)

Built in double wardrobe

Double doors leading to private balcony

BATHROOM

White suite comprising;

Panelled bath with shower screen and shower unit over

Pedestal wash hand basin, wc

Tied walls

OUTSIDE THE PROPERTY

PRIVATE BALCONY

22'9" x 3'10" (6.93m x 1.16m)

Laid to paved patio with a stunning view across the River Severn towards the Shropshire Hills.

The apartment includes the use of a newly resurfaced terraced garden with seating areas and spectacular views over the River Severn.

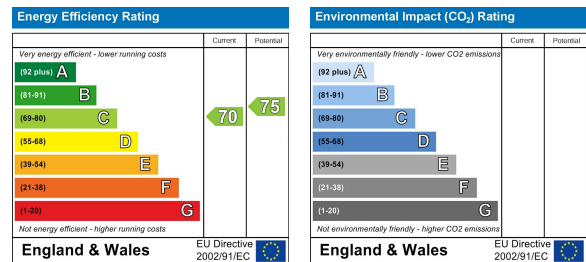


HOW TO FIND THIS PROPERTY

The property is best approached along Castle Foregate and onto St Marys Street. Turn left onto St Marys Place, where the apartments will be found on the right hand side.



HOW ENERGY EFFICIENT IS THIS PROPERTY?



SERVICES

We understand that mains water, electricity, drainage and natural gas are connected

TENURE

We are advised that this property is Leasehold and this will be confirmed by the vendors' solicitors during pre-contract enquiries

LOCAL AUTHORITIES

Shropshire Council
Shirehall, Abbey Foregate, Shrewsbury SY2 6ND
Tel: 0345 678 9000

Council Tax Band: C

Miller Evans is fully committed to implementing the GDPR 2018 and the Money Laundering Regulations 2017 and will at all times ensure that your personal data is held in strict accordance with the law.

IMPORTANT NOTICE

Our particulars have been prepared with care and are checked where possible by the vendor. They are however, intended as a guide. Measurements, areas and distances are approximate. Appliances, plumbing, heating and electrical fittings are noted, but not tested. Legal matters including Rights of Way, Covenants, Easements, Wayleaves and Planning matters have not been verified and should take advice from your legal representatives and Surveyor.

DO YOU HAVE A PROPERTY TO SELL?

We will always be pleased to give you a no obligation market assessment of your existing property to help you with your decision to move.

FIND OUR PROPERTIES ON:  

Residential Sales & Lettings
Eagle House, 4 Barker Street,
Shrewsbury SY1 1QJ
Tel: 01743 236800

South Shropshire Sales Office
4 The Square,
Church Stretton SY6 6DA
Tel: 01694 724700



www.millerevans.co.uk | homes@millerevans.co.uk

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Partners: David S. Miller (FNAEA) Proprietor • Stuart Langley (FNAEA)

Associates: Georgie H. Miller Bsc(Hons) • Sharon L. Langley (MARLA) **Consultant:** David C. Evans **Fine & Country:** Emma Romaine-Jones