



**MILLER
EVANS**

SHREWSBURY'S ESTATE AGENT

**Apartment 20, The Bank, Swan Hill, Shrewsbury,
SY1 1NG**

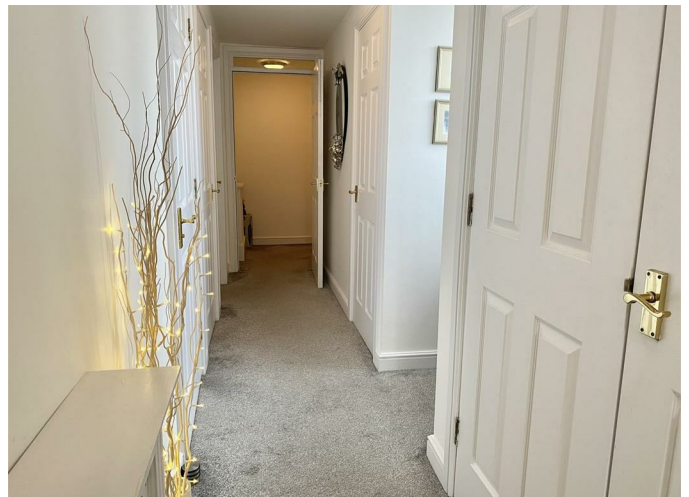
**£520,000 Offers
In The Region Of**

To view this property please call us on **01743 236 800** Ref: T7794/SL/KQ

A beautifully presented, two bedroom town centre penthouse apartment with lift access and large private roof terrace.

This beautifully presented two bedroom penthouse apartment offers modern spacious accommodation briefly comprising; secure communal entrance with lift access to all floors. Private entrance hall, superb living room/dining room with double doors opening onto a large private roof terrace, kitchen, two bedrooms (one with en suite), bathroom. Large private roof terrace with summerhouse and enjoying superb views over the rooftops of Shrewsbury. The apartment benefits from gas fired central heating, secure car parking space and lift access.

20 The Bank is situation in a prime town centre location, adjacent to excellent amenities including fashionable bars and restaurants, boutique shops, train and bus station, Theatre Severn and minutes from the renowned Quarry Park and Dingle Gardens.



INSIDE THE PROPERTY

Intercom system to a secure communal entrance with stairs and lift access.

ENTRANCE HALL

Three store cupboards.

LIVING ROOM / DINING ROOM

17'3" x 24'5" (5.26m x 7.44m)

Two double doors to superb private terrace

KITCHEN

10'4" x 8'9" (3.15m x 2.67m)

Recently re-fitted with a range of matching wall and base units
Integrated washing machine and dishwasher, fridge and microwave

Inset oven and hob over

Window

BEDROOM 1

15'2" x 10'2" (4.62m x 3.10m)

French doors to private terrace

Two windows

EN SUITE SHOWER ROOM

Shower cubicle

Wash hand basin, wc

Window

BEDROOM 2

14'2" x 13'3" (4.32m x 4.04m)

BATHROOM

Panelled bath

Wash hand basin, wc

Bidet

OUTSIDE THE PROPERTY

SUPERB PRIVATE ROOF TERRACE

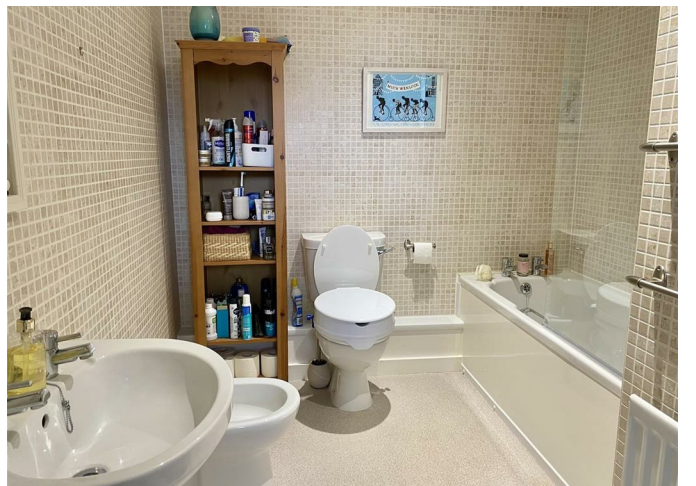
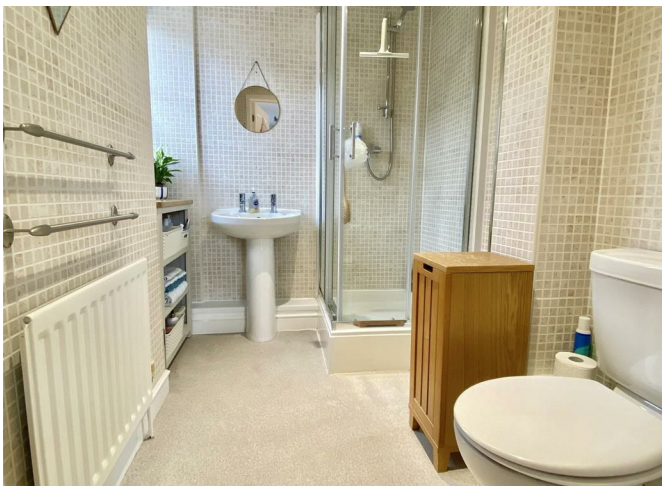
The property enjoys a superb wrap around roof terrace which is accessed via the living/dining room and bedroom and enjoys panoramic views over the rooftops of Shrewsbury.

There is a convenient Summerhouse providing ideal storage or covered seating area. (This also has superb potential to be used as a Study area)

Secure gated car parking space.

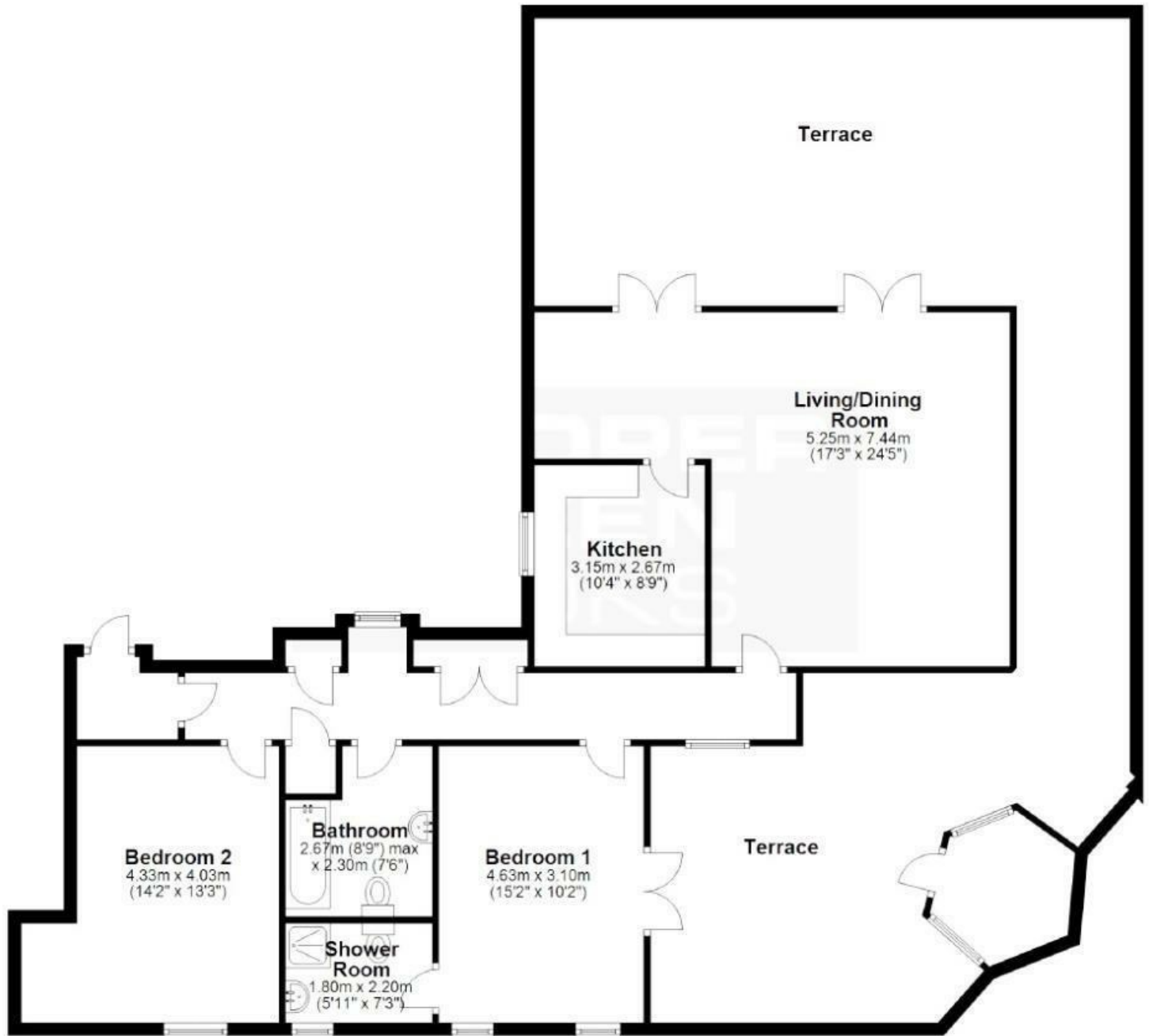








FLOOR PLANS ...



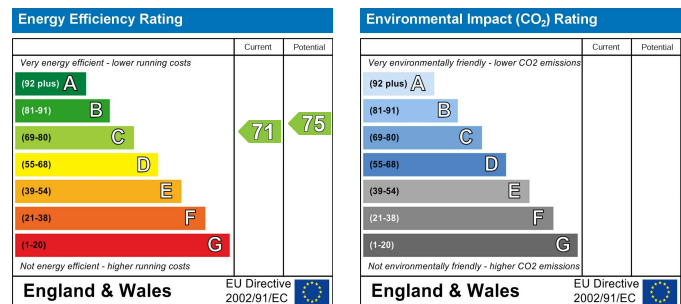
Total area: approx. 184.6 sq. metres (1987.4 sq. feet)

We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide only and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property.
Plan produced using PlanUp.

HOW TO FIND THIS PROPERTY

The apartment is found within the town centre, along Swan Hill 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 - Share of Freehold 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: E

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



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