

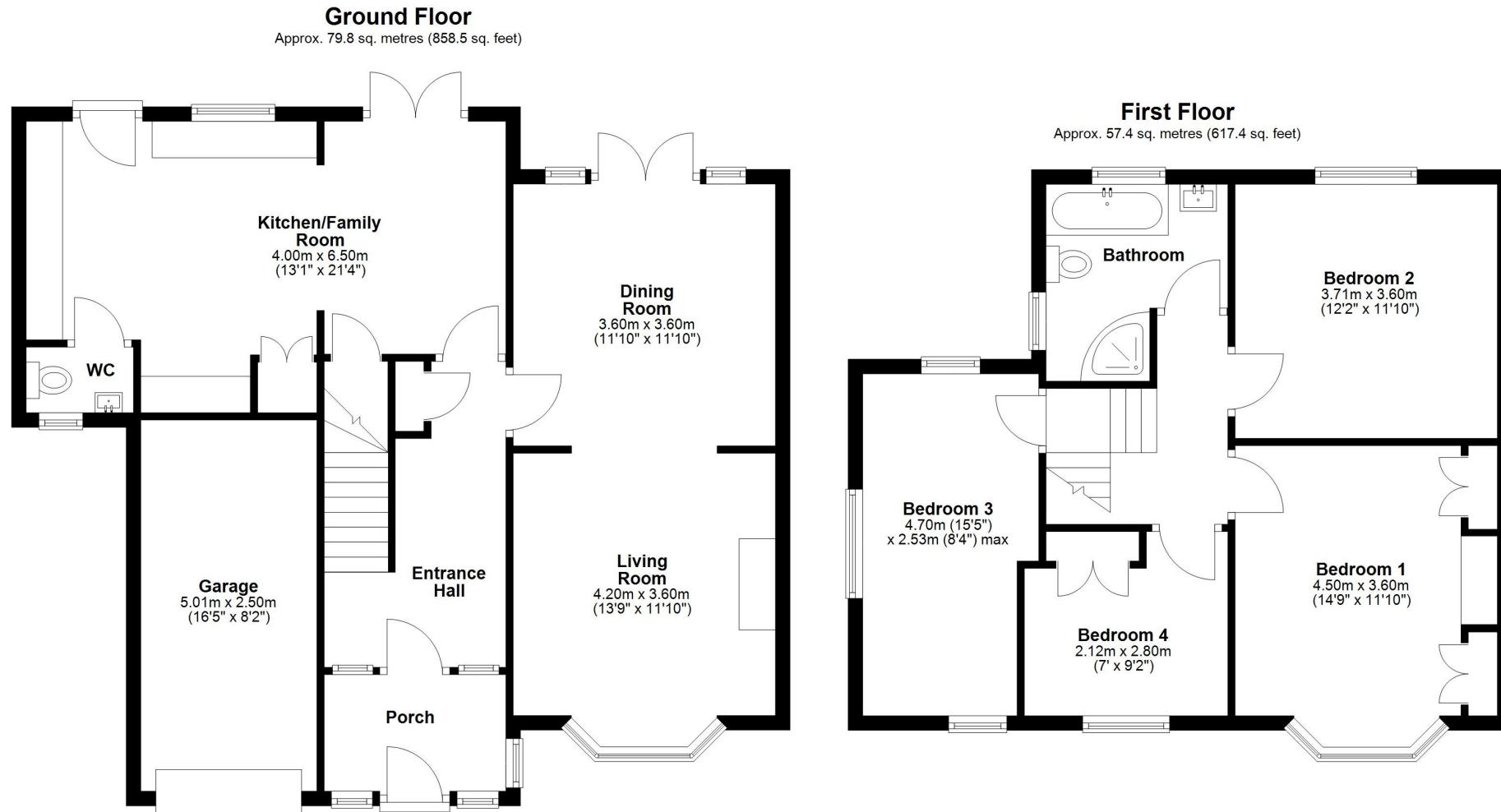


**4 Ellesmere Drive, Shrewsbury, SY1 2QU**

4 bedroom detached house—£500,000 Freehold

£500,000 Freehold—4 bedroom detached house

sales@cgpooks.co.uk



Total area: approx. 137.1 sq. metres (1475.8 sq. feet)

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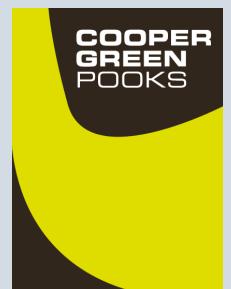
**Occupying a fantastic plot, tucked away at the end of a quiet cul-de-sac, this beautifully presented and extended detached house offers very practical and well-proportioned accommodation, while benefitting from a good-sized private rear garden, extensive driveway parking, and integral garage.**

## KEY FEATURES

- Entrance porch opening to an impressive inner hallway with useful storage and turning staircase to a split level landing
- Two generous reception rooms, which are open plan to each other, with the dining room having glazed doors onto the rear garden, and the living room having a feature fireplace with Clear View stove and bay window to front
- Lovely open plan kitchen/family room, thoughtfully designed to incorporate a range of well-fitted units and integrated appliances, access to the garden from either end, with the family room having glazed double doors, as well as a practical WC/cloakroom and under-stairs storage
- On the first floor is a master bedroom with built-in wardrobes, fitted drawers and bay window to front. There are three further bedrooms comprising a large double with views over the garden, a comfortable single with built-in cupboard, and an additional versatile bedroom which is currently used as a home office and has windows to three elevations
- The family bathroom is well-appointed, having both a bath and separate corner shower, heated towel rail, and windows to two elevations
- uPVC double glazed windows and gas fired central heating throughout
- Attractively landscaped private rear garden, laid to lawn with paved and decked terraces, mature shrubs and trees, garden store, and gated access to side
- To the front of the property is an extensive block paved driveway providing parking for at least four cars, and access to the integral garage which has power, lighting, and an electric roller-shutter door
- The property is nicely situated at the end of a cul-de-sac, within a short walk of Greenfields Primary School, some excellent amenities, and about a mile from the town centre

Cooper Green Pooks  
3 Barker Street  
Shrewsbury  
SY1 1QF

www.cgpooks.co.uk  
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01743 276666













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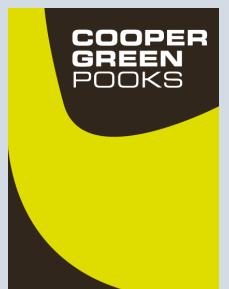
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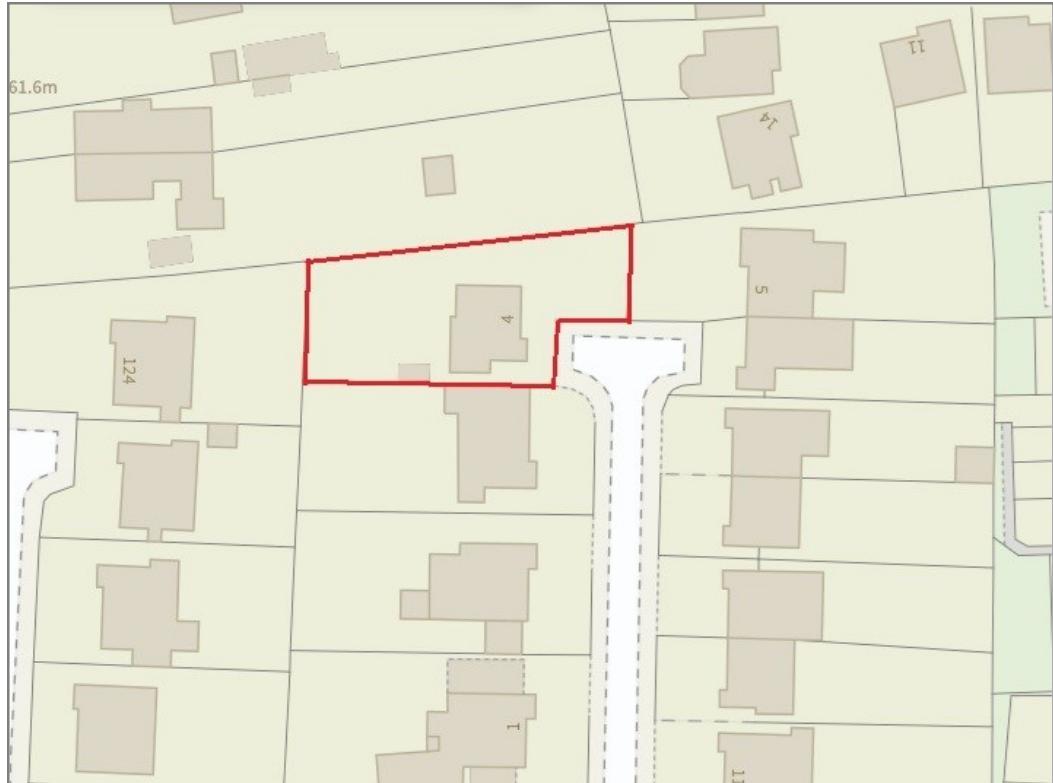
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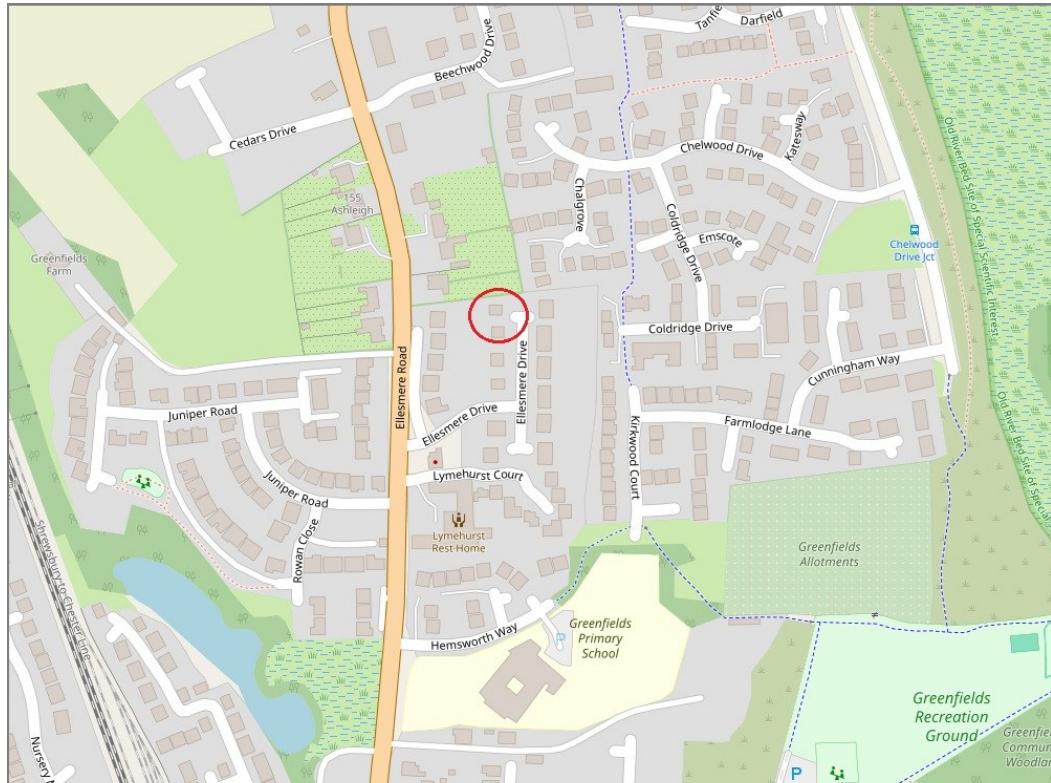
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BOUNDARIES NOT CONFIRMED



Tenure	Freehold
Local Authority	Shropshire Council
Council Tax	Band E
EPC Band	TBC
Services	All mains services are connected

 **expert** mortgage advice available

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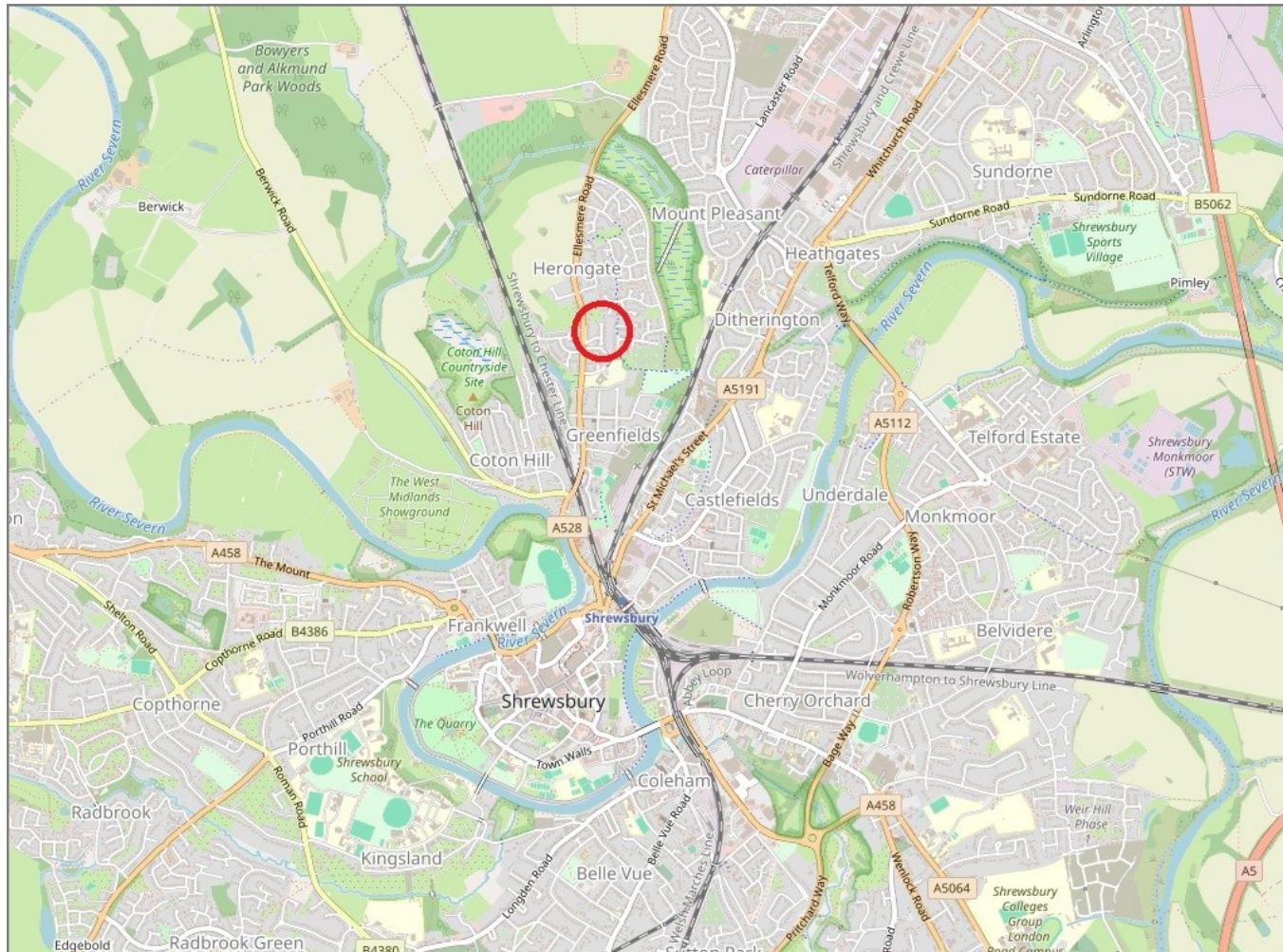


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There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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