



**Sunderland Drive, Apley, Telford**

**£284,151**



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  2
  2

**Freehold | EPC rating: C**

- **\*\*NO UPWARDS CHAIN\*\***
- Four well proportioned Bedrooms
- New fitted Carpets

- Detached
- Master Bedroom with Ensuite.
- Close to Amenities and the

**BELVOIR!**

Property is personal

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Description

4 Bedroom Family Home For Sale in Apley, Telford

Situated in a highly sought-after location, this spacious four-bedroom detached home is ideally positioned close to local amenities and The Princess Royal Hospital. Offered with no upward chain, this property is ready to move straight into and benefits from newly fitted carpets throughout.

The accommodation is generous and versatile, featuring a bright and airy living room, a large open-plan kitchen and dining area, and a generous conservatory, perfect for family living and entertaining. There is also a useful study/multi-functional room, ideal for home working or additional living space.

Upstairs offers four well-proportioned bedrooms, including a master bedroom with en-suite, alongside a modern family bathroom.

Externally, the property benefits from driveway parking for multiple vehicles.

A fantastic opportunity to secure a spacious family home in a desirable area, early viewing is highly recommended.

FREEHOLD / EPC RATING C / COUNCIL TAX BAND C

AML Regulations: We are required by law to conduct anti-money laundering checks on all those buying a property, to comply with HMRC legislation and prevent criminal activity. These legally mandated checks are carried out by our partner Lifetime Legal, for which there is a nominal charge of £60 (including VAT), which you pay directly to them and covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance, ahead of us issuing a memorandum of sale, directly to Lifetime Legal, and is non-refundable.

Floorplan



## Rooms

### Entry

1.44m x 1.13m (4'8" x 3'8")

### Living Room

4.49m x 3.53m (14'8" x 11'7")

### Study / Multifunctional Room

3.47m x 2.4m (11'5" x 7'11")

### Kitchen / Diner

8.66m x 5.34m (28'5" x 17'6")

### WC

2.41m x 0.86m (7'11" x 2'10")

### Conservatory

4.43m x 3.43m (14'6" x 11'4")

### Landing

2.64m x 0.85m (8'8" x 2'10")

### Bedroom One

5.56m x 2.43m (18'2" x 8'0")

### Ensuite

2.43m x 1.94m (8'0" x 6'5")

### Bedroom Two

3.67m x 2.75m (12'0" x 9'0")

### Bedroom Three

3.01m x 2.46m (9'11" x 8'1")

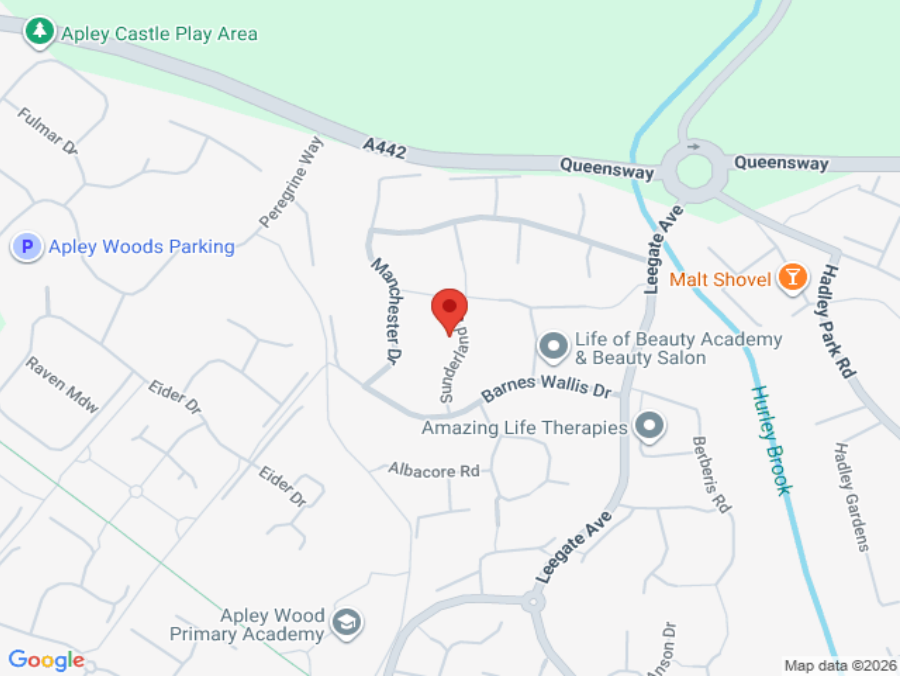
### Bedroom Four

2.75m x 1.73m (9'0" x 5'8")

## Photographs



## Map



## Notes

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