



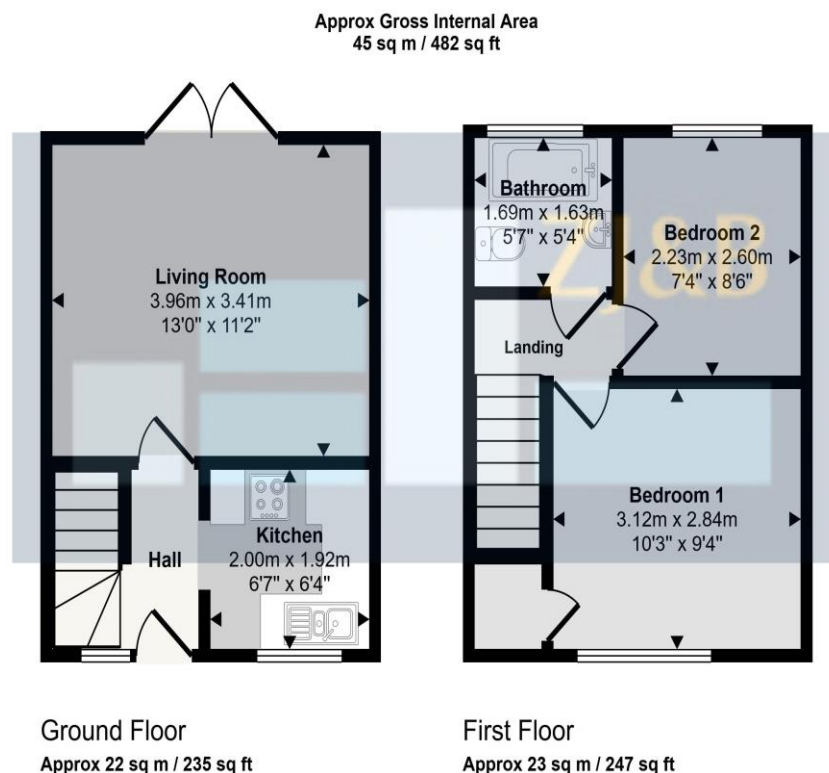
## 10 The Keep, Bicton Heath, Shrewsbury, Shropshire, SY3 5DW

**Offers in the Region Of £165,000**

**A well-maintained, 2-bedroom terraced property with garden and allocated parking, good local amenities and close to the Royal Shrewsbury Hospital.**



Having been successfully and continuously let for several years, this property would be ideal for first-time buyers, investors or downsizers. The property enjoys an attractive courtyard position from where the entrance door leads to the hall with a useful understairs cupboard. The living room is to the rear of the property and is large enough to accommodate a small dining table, with French doors onto a good-sized enclosed garden. The kitchen is fitted with a range of contemporary units and is located to the front of the property, completing the ground floor accommodation. A staircase from the hall leads to the landing, the larger of the two bedrooms overlooks the courtyard to the front, with the second bedroom overlooking the garden. The bathroom is fully tiled and fitted with a white 3-piece suite with a shower over the bath. There is also an allocated parking space. The location is just 1.1 miles from the Royal Shrewsbury Hospital, and Bicton Heath provides a good range of local amenities and good access to the A5 Shrewsbury bypass.



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

**FLOOR PLANS FOR GUIDANCE ONLY**



Find an energy certificate (/)

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## Energy performance certificate (EPC)

10, The Keep Bicton Heath SHREWSBURY SY3 5DW	Energy rating <b>C</b>	Valid until: 6 April 2028
		Certificate number: 8588-6624-4850-3536-7906

**Property type** Mid-terrace house

**Total floor area** 44 square metres

### Rules on letting this property

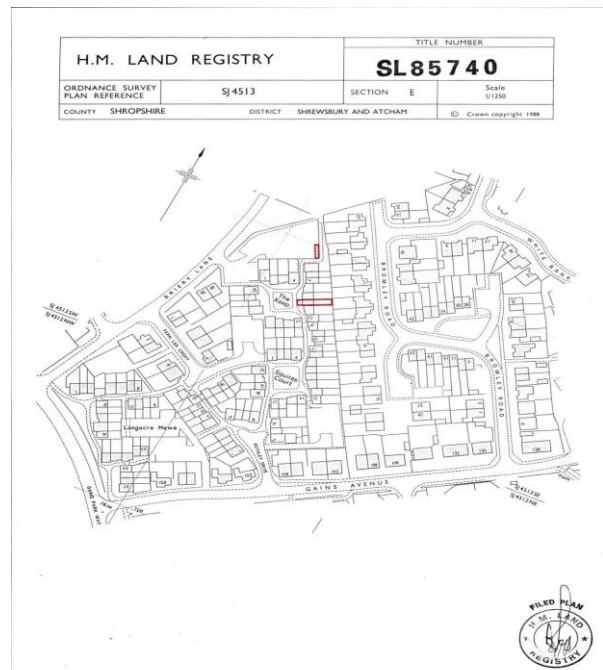
Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

### Energy rating and score

This property's energy rating is C. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)



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## Council Tax Band A

**Tenure:** Our client advises us that the property is Freehold. Should you proceed with the purchase of the property, these details must be verified by your solicitor.

**NB:** The mention of any appliances and/or services within these sales particulars does not imply that they are in full and efficient working order.

**Viewing:** To arrange a viewing call in at our office or telephone **01743 248351**

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**Whole of Market** clear and relevant tailored to your individual needs and circumstances.

**Your home may be repossessed if you do not keep up repayments on your mortgage**