



31 Bromley Court, Copthorne Road, Shrewsbury, SY3 8NY

2 bedroom apartment — £235,000 Leasehold

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Coopergreenpooks.co.uk

£235,000 Leasehold — 2 bedroom apartment

sales@cgpooks.co.uk

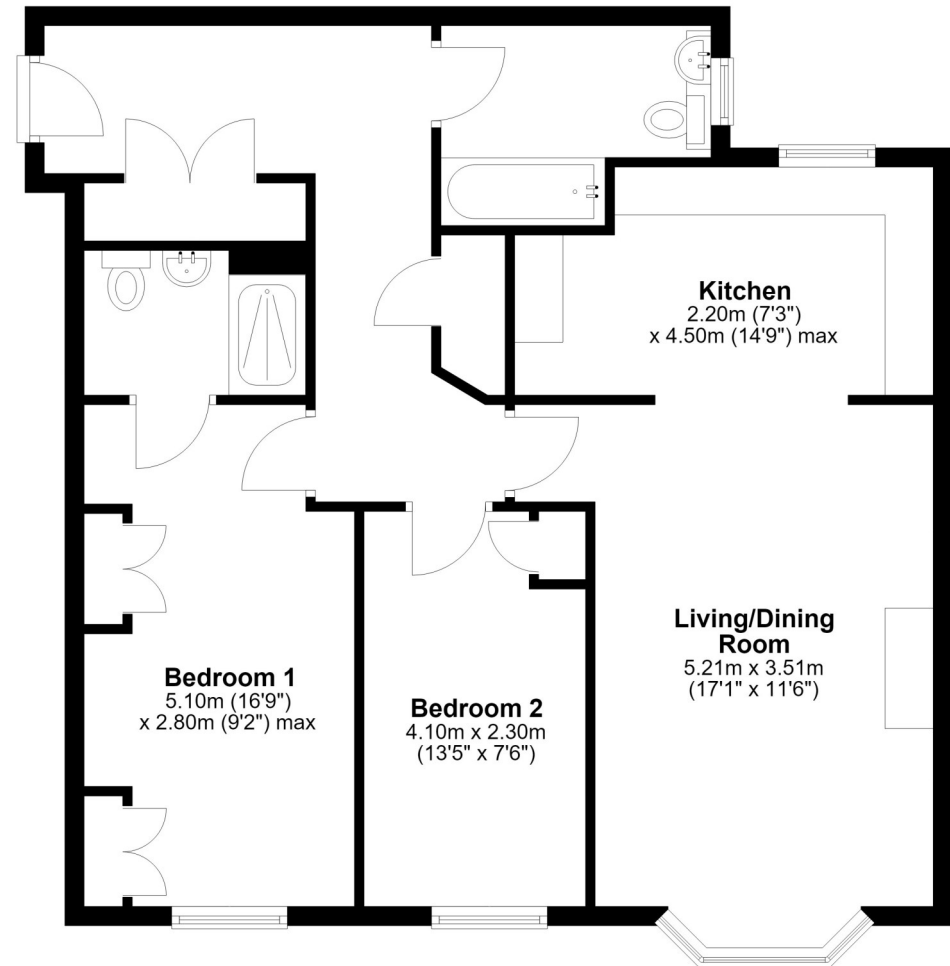
Occupying a lovely position within a thoughtfully designed modern development, just a short walk from the Quarry Park and town centre, this larger style two-bedroom first floor apartment offers very light and well-proportioned accommodation, with the benefit of two private parking spaces in a secure underground carpark, lift access, and beautifully landscaped communal gardens.

KEY FEATURES

- Communal entrance and lift access to the first floor
- Good-sized inner hallway with camera/telephone intercom system, and plenty of useful storage
- Large living/dining room with a feature fireplace and bay window to front
- Separate fitted kitchen, which is also open plan to the living area, having a range of units, space for appliances, and window to rear
- Two double bedrooms, both having built-in wardrobes, and a well-appointed family bathroom with shower. Bedroom one also has an en-suite shower room
- uPVC double glazed windows and electric heating throughout
- Secure underground car park with two allocated parking spaces, from which there is direct access to the internal communal areas and an electric door for vehicle access. There are also designated additional visitor spaces and attractively landscaped communal gardens for residents use only
- A fantastic location within a very popular residential area, a short distance from some excellent amenities and the Royal Shrewsbury Hospital, as well as being within walking distance of the Quarry Park and town centre. A bus stop is conveniently located just outside the front of the building, providing easy access into town

First Floor

Approx. 78.0 sq. metres (839.2 sq. feet)



Total area: approx. 78.0 sq. metres (839.2 sq. feet)









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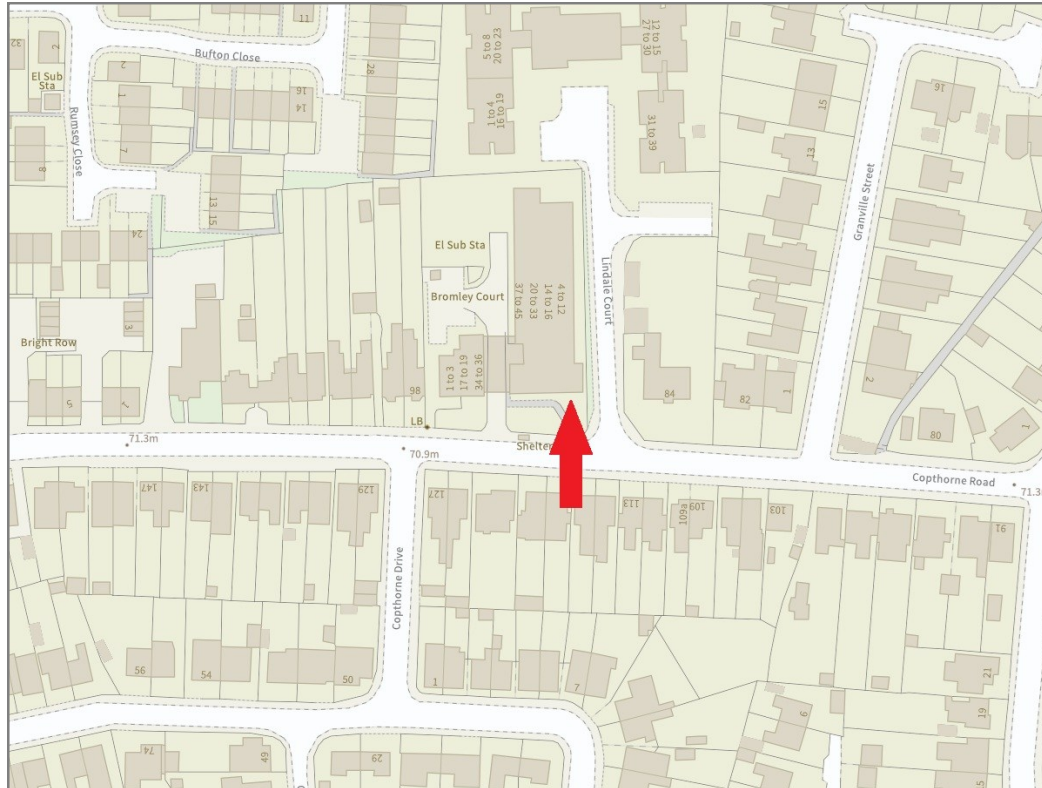
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BOUNDARIES NOT CONFIRMED



Local Authority

Shropshire Council

Council Tax

Band B

EPC Band

TBC

Services

**Mains water, electricity and drainage are connected
Electric heating.**

Tenure

Leasehold

Lease Length

200 years from 2010

Service Charge

£2,301.02 per annum

Ground Rent

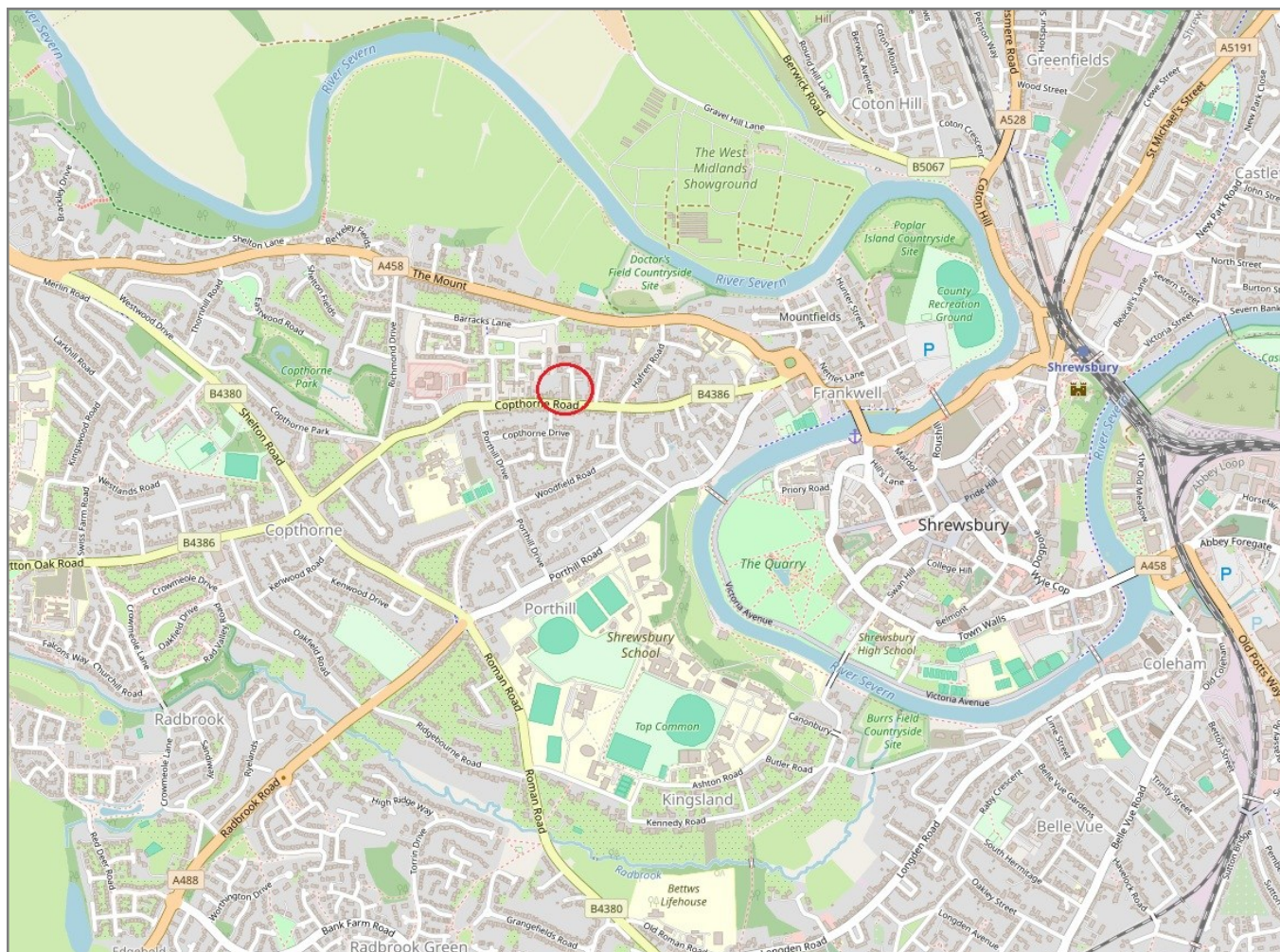
£100 per annum

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