



**4 Trafalgar Place, Underdale, Shrewsbury, SY2 5EH**

2 bedroom apartment — £165,000 Leasehold

## 4 Trafalgar Place, Underdale, Shrewsbury, SY2 5EH

Coopergreenpooks.co.uk

£165,000 Leasehold — 2 bedroom apartment

sales@cgpooks.co.uk

Situated within a very popular residential area, this ground floor two bedroom apartment offers well-designed accommodation, benefitting from allocated parking, it's own private entrance, and a courtyard garden.

### KEY FEATURES

- Good-sized open plan kitchen/living/dining room with two windows to front
- A range of fitted units and space for appliances within the kitchen area
- Two generous bedrooms, both having built-in storage
- Separate family bathroom with shower
- Double glazed windows and electric heating
- Private south-west facing courtyard garden to front
- Allocated parking and additional visitor spaces
- Communal gardens, bike and bin storage for residents
- A fantastic location within a short walk of the town centre, train station, and beautiful riverside walks
- Sold vacant with no upward chain

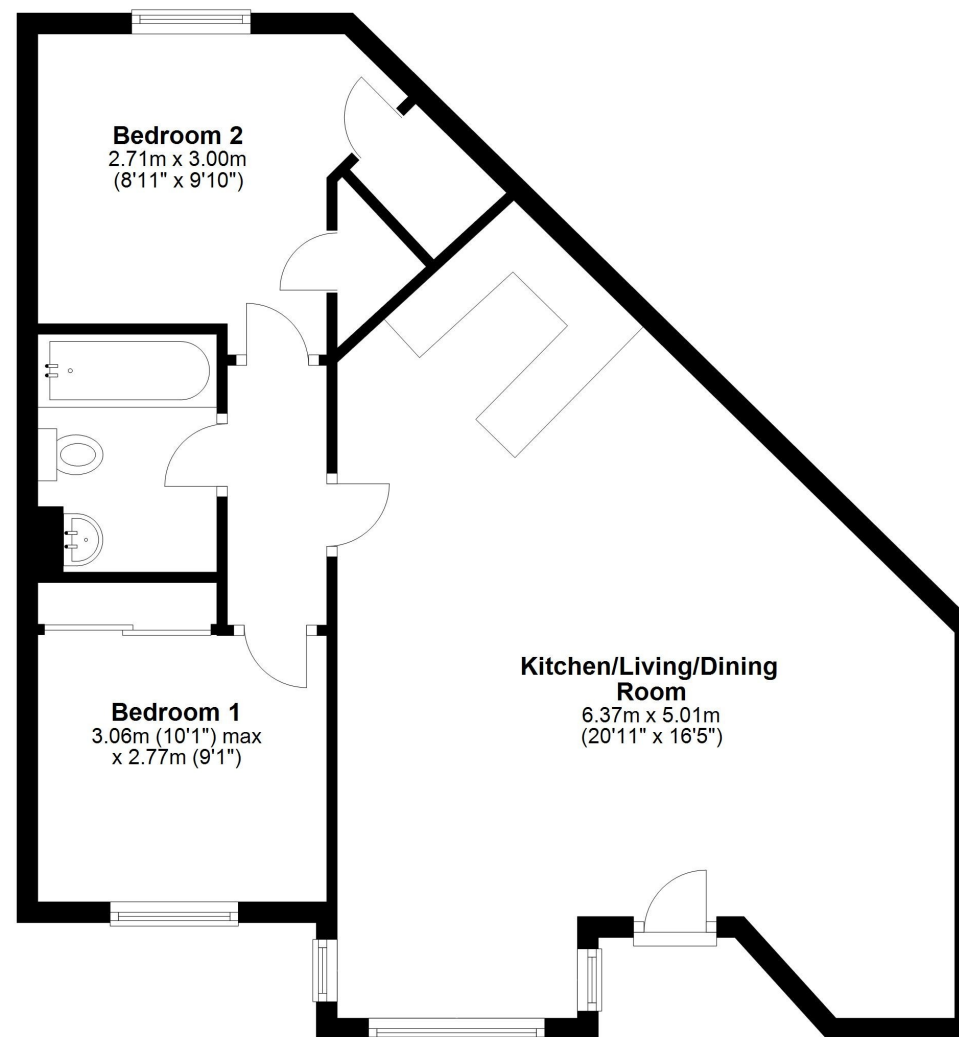
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3 Barker Street  
Shrewsbury  
SY1 1QF

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01743 276666



### Ground Floor

Approx. 60.5 sq. metres (651.6 sq. feet)



Total area: approx. 60.5 sq. metres (651.6 sq. feet)







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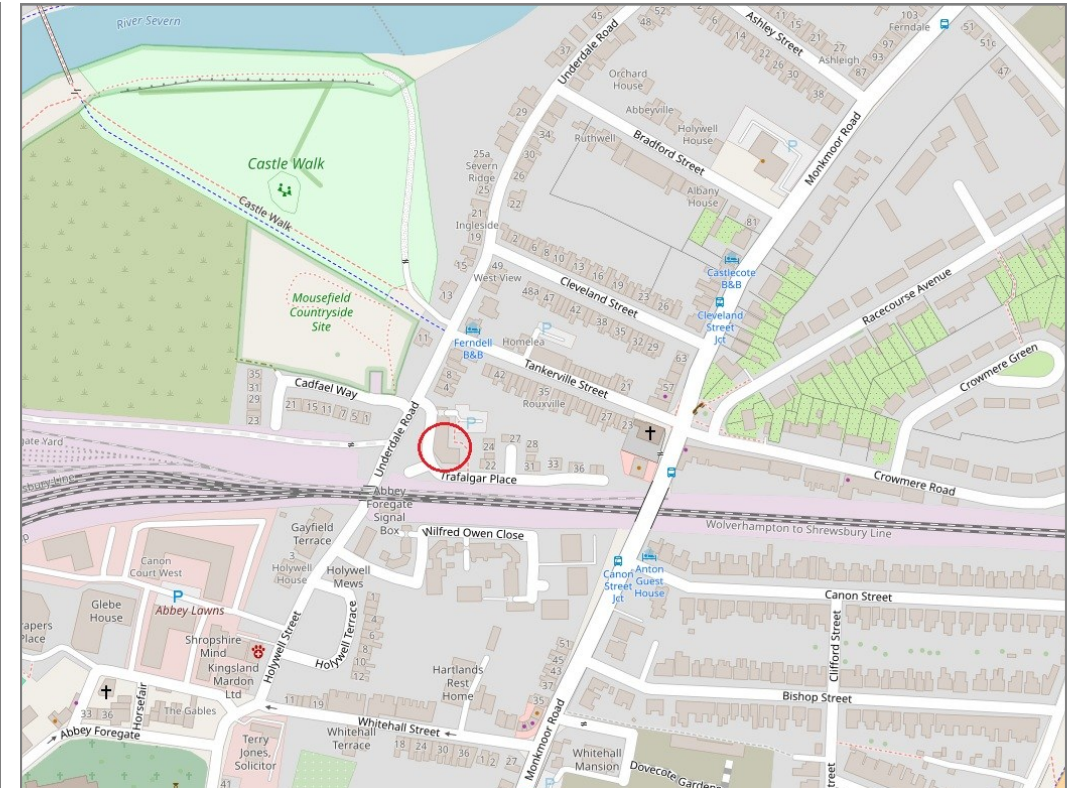
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**BOUNDARIES NOT CONFIRMED**

Local Authority	<b>Shropshire Council</b>
Council Tax	<b>Band B</b>
EPC Band	<b>Band D</b>
Services	<b>Mains water, electricity and drainage are connected. Electric heating.</b>

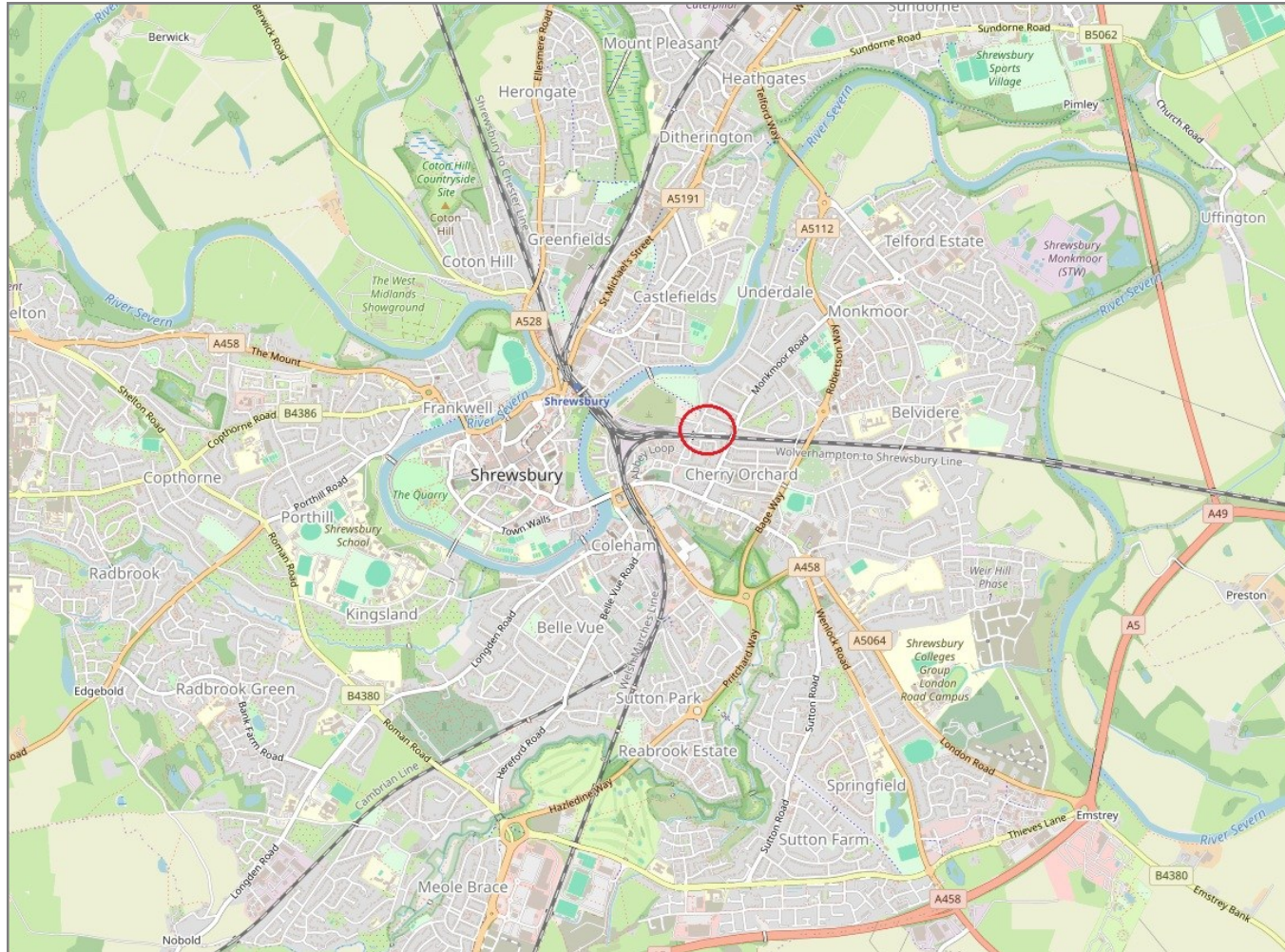
Tenure	<b>Leasehold</b>
Lease Length	<b>199 years from July 1997</b>
Service Charge	<b>£134 pcm (£1,608 per annum)</b>
Ground Rent	<b>£25 per annum</b>

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