



2 Highbury Close, Shrewsbury, SY2 6SN

4 bedroom detached house — £395,000 Freehold

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Coopergreenpooks.co.uk

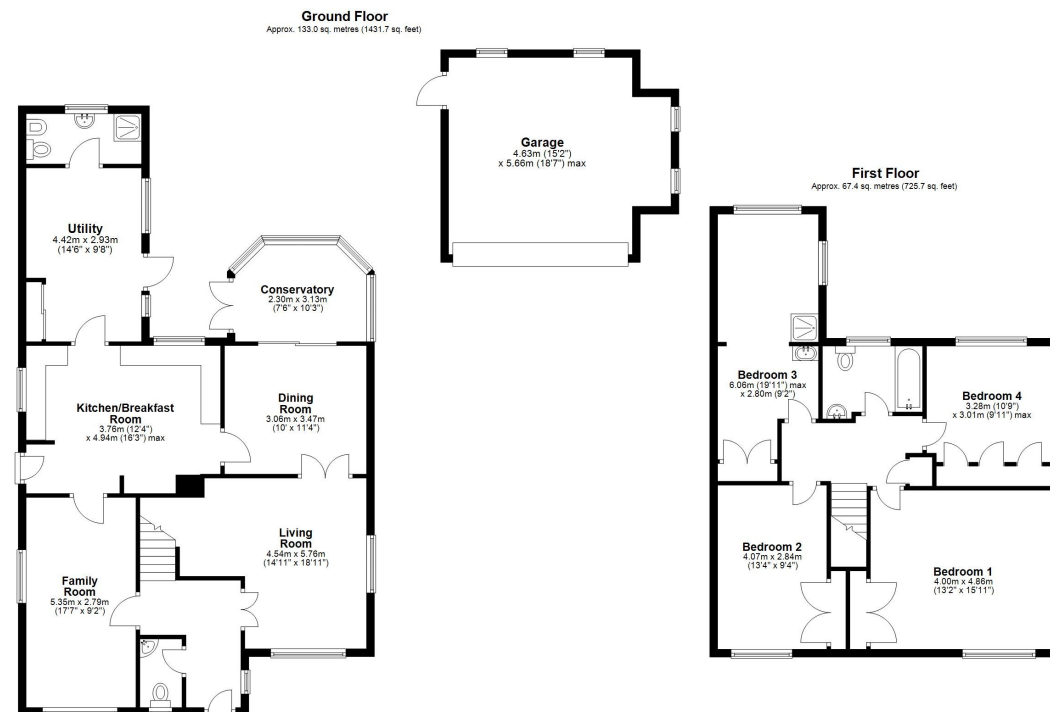
£395,000 Freehold —4 bedroom detached house

sales@cgpooks.co.uk

A very spacious and extended detached family home, offering versatile accommodation in a quiet and private cul de sac setting within a popular and convenient area of town.

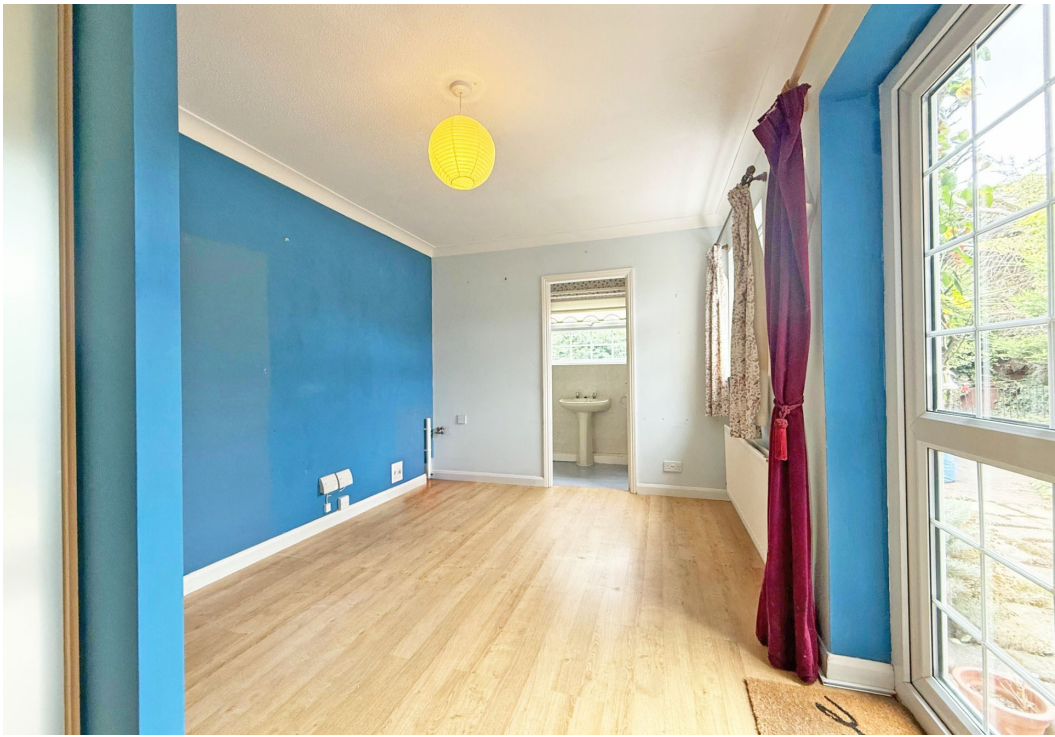
KEY FEATURES

- Entrance hall and cloakroom.
- Living room with feature fireplace and access to a separate dining room, from which there is access to both the kitchen and the conservatory.
- Good sized family room and a fitted kitchen/breakfast room which also has a door providing side access.
- Large utility, which could also be used as an additional living room, ground floor bedroom or home office. It has windows and glazed doors opening to the rear garden, as well as an en suite shower room.
- Staircase from hall to landing where there are 4 double bedrooms and a family bathroom. All of the bedrooms have built in wardrobes.
- Replacement double glazed windows and gas fired central heating.
- Driveway to rear, providing parking for about 2 cars and access to a large, detached garage.
- Established front and side gardens with mature trees and shrubs. To the rear of the property there is also a sizable, paved sun terrace.
- Great location in a quiet and private neighbourhood, a short walk from local supermarket, the lovely Mereside park and primary school, as well as the London Road 6th form college. Meole Brace retail park is also just a short drive from the property as is the bypass, providing access to the M54.
- No onward chain.



Total area: approx. 200.4 sq. metres (2157.3 sq. feet)









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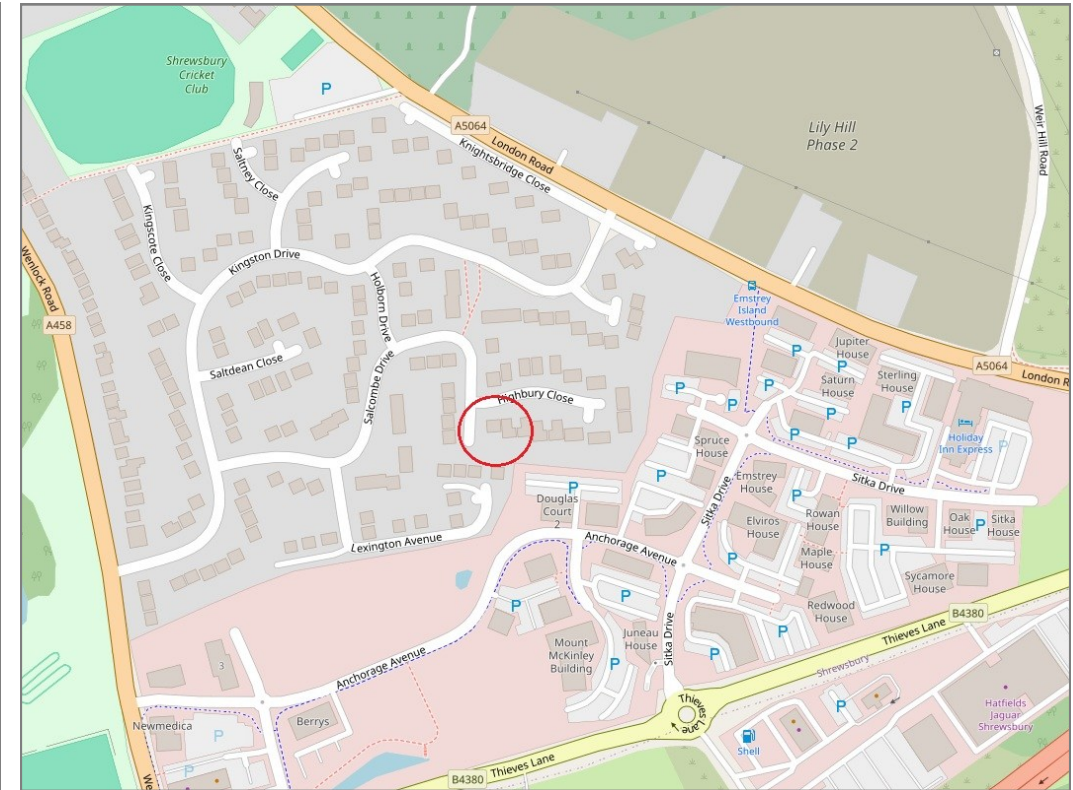
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BOUNDARIES NOT CONFIRMED

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

 **Expert mortgage advice available**

3 Barker St, Shrewsbury SY1 1QF

Cooper Green Pooks
01743 276666



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

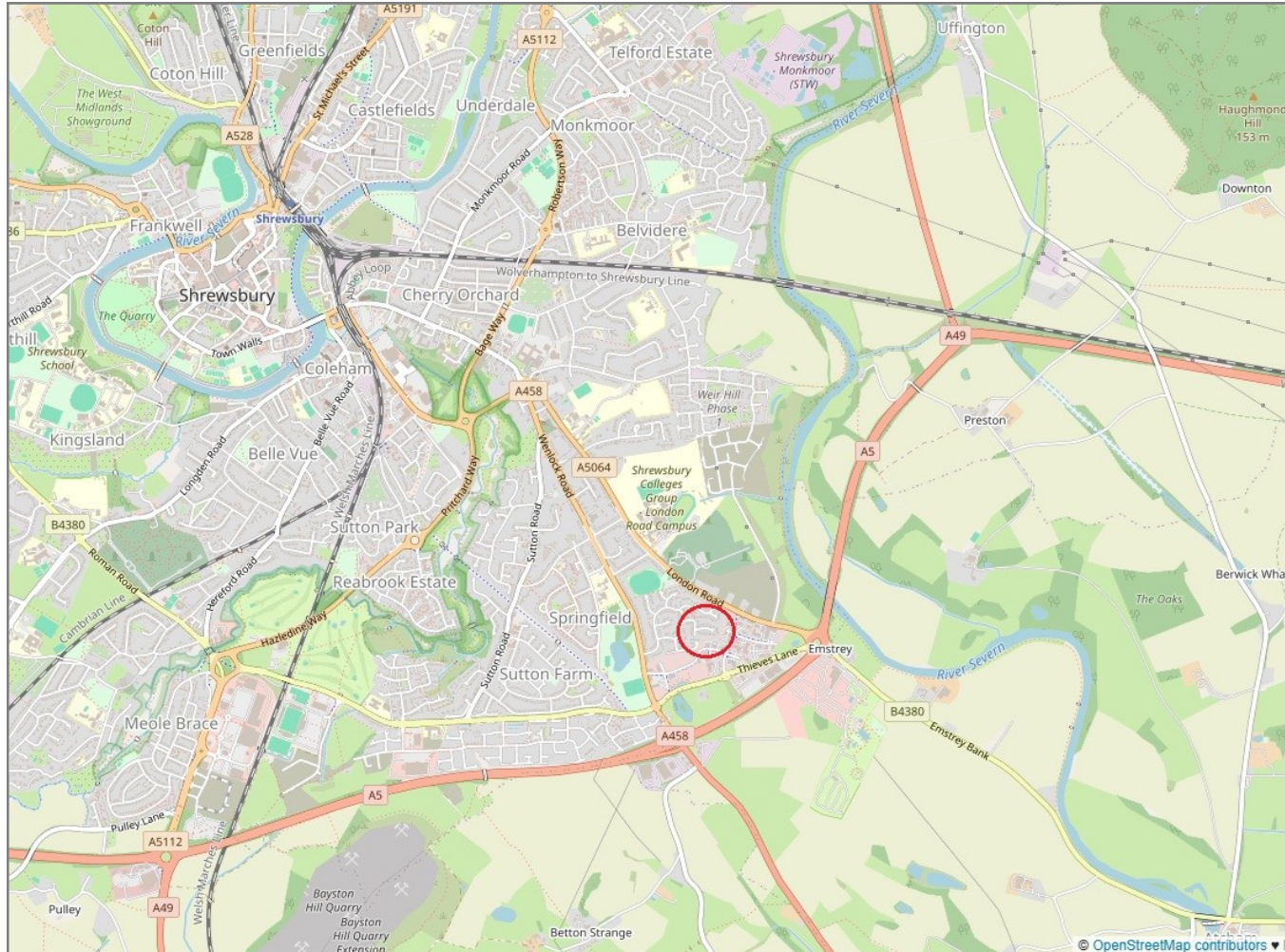
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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