



165 The Mount, Shrewsbury, SY3 8YH

4 bedroom detached house — £735,000 Freehold

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Coopergreenpooks.co.uk

£735,000 Freehold — 4 bedroom detached house

sales@cgpooks.co.uk

Located just 1 mile from the town centre in a sought-after area, this substantial, detached family home has recently been significantly improved with the addition of an impressive, modern and stylish extension opening onto a beautifully landscaped south facing rear garden.

KEY FEATURES

- Light and well proportioned interior modernised to a high standard whilst offering fantastic open plan living space.
- Split level entrance hall with two walk in stores, doors to garage, family room and kitchen.
- Family room with recessed display shelving, window to side and bi folding doors to rear garden.
- Superb open plan living space with stripped boarded flooring, feature full length windows to two elevations, wood burner and sliding doors opening onto the rear sun terrace and garden.
- The impressive bespoke kitchen area has been finished to a very high standard with quartz working surfaces and range cooker, along with further integrated appliances and a built-in pantry with internal drawers.
- There is a sizable utility room/side hall with stone tiled flooring and custom-made full-length cupboards. Due to its size the current owners also use this space as a home office. There is also a stylishly finished adjoining shower room.
- Staircase from dining area to the landing where there are 4 bedrooms and a re fitted family bathroom with separate shower. The main bedroom also has a re fitted ensuite shower room.
- Replacement double glazed windows and gas central heating with some of the ground floor areas being under floor heated.
- To the front of the property there is an extensive private driveway which provides parking for several cars as well as access to the garage which has an electric roller shutter door.
- The stunning south facing rear garden has recently been thoughtfully designed and is now well established with a water feature, mature trees, plants and box hedging, along with gravelled areas and large paved sun terraces.
- Well situated in a popular and very convenient area, within walking distance of the town centre (about 1 mile) and lovely countryside walks along the river Severn.

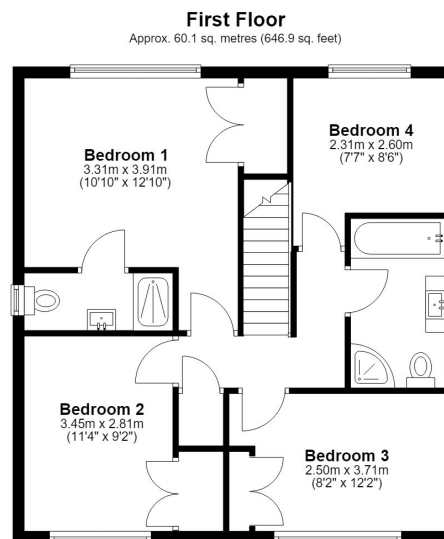
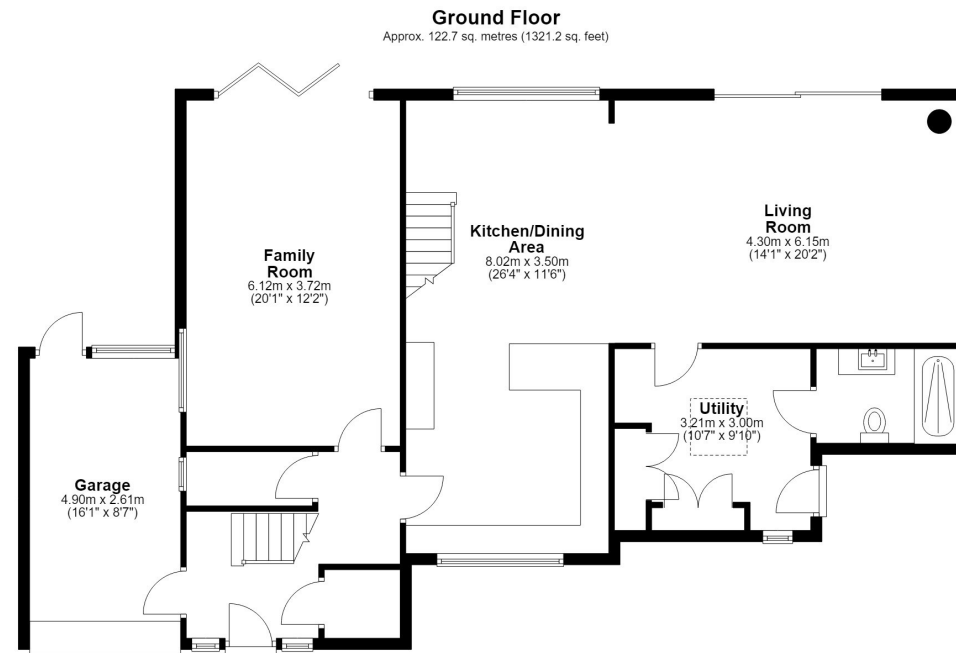


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Total area: approx. 182.8 sq. metres (1968.1 sq. feet)









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Cooper Green Pooks
3 Barker Street
Shrewsbury
SY1 1QF

www.cgpooks.co.uk
sales@cgpooks.co.uk
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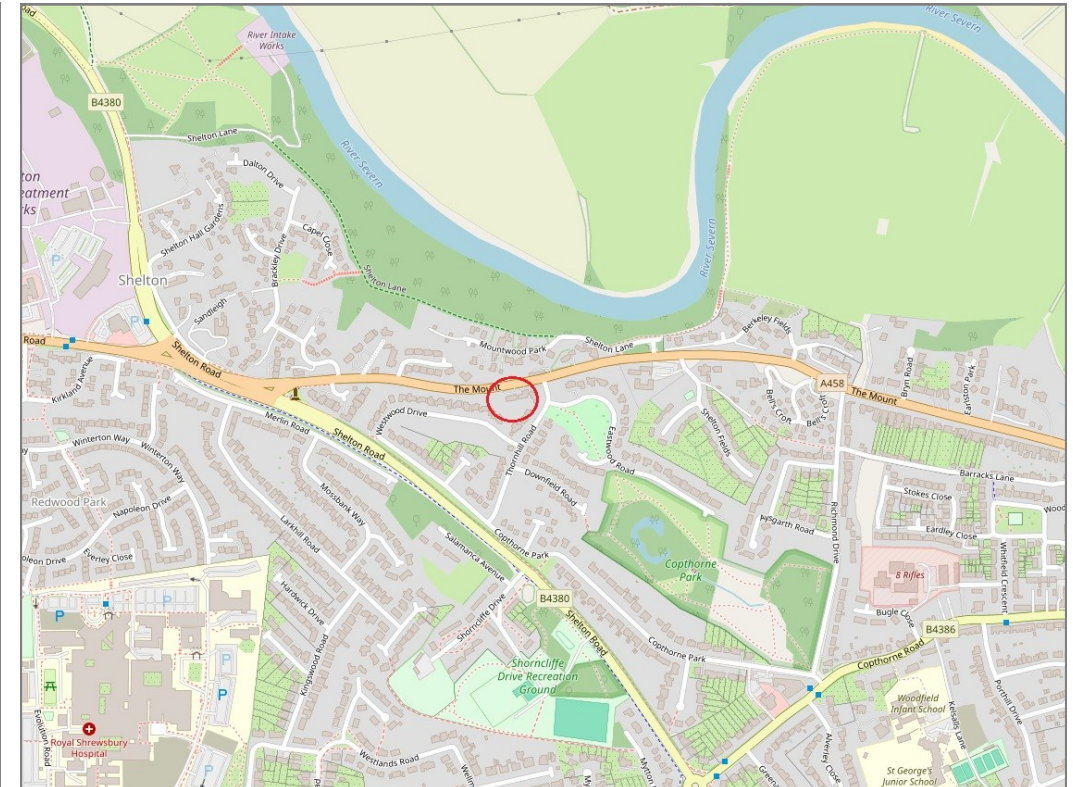
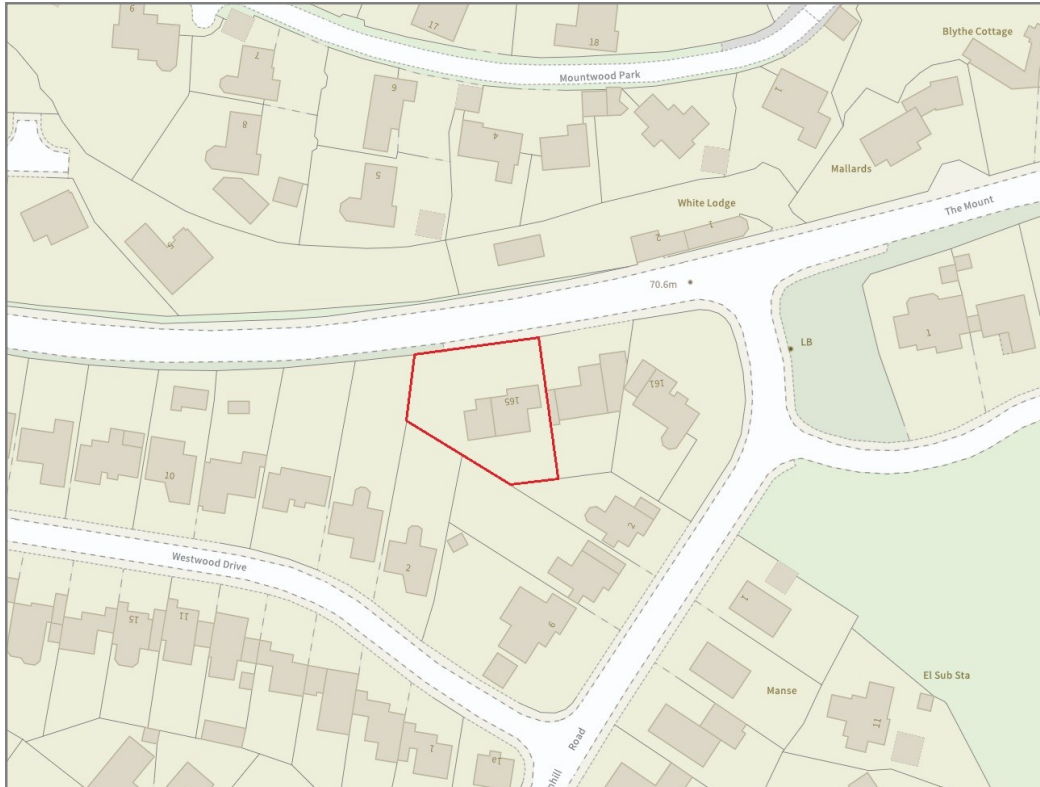
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BOUNDARIES NOT CONFIRMED

Tenure	Freehold
Local Authority	Shropshire Council
Council Tax	Band E
EPC Band	TBC
Services	All mains services are 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.

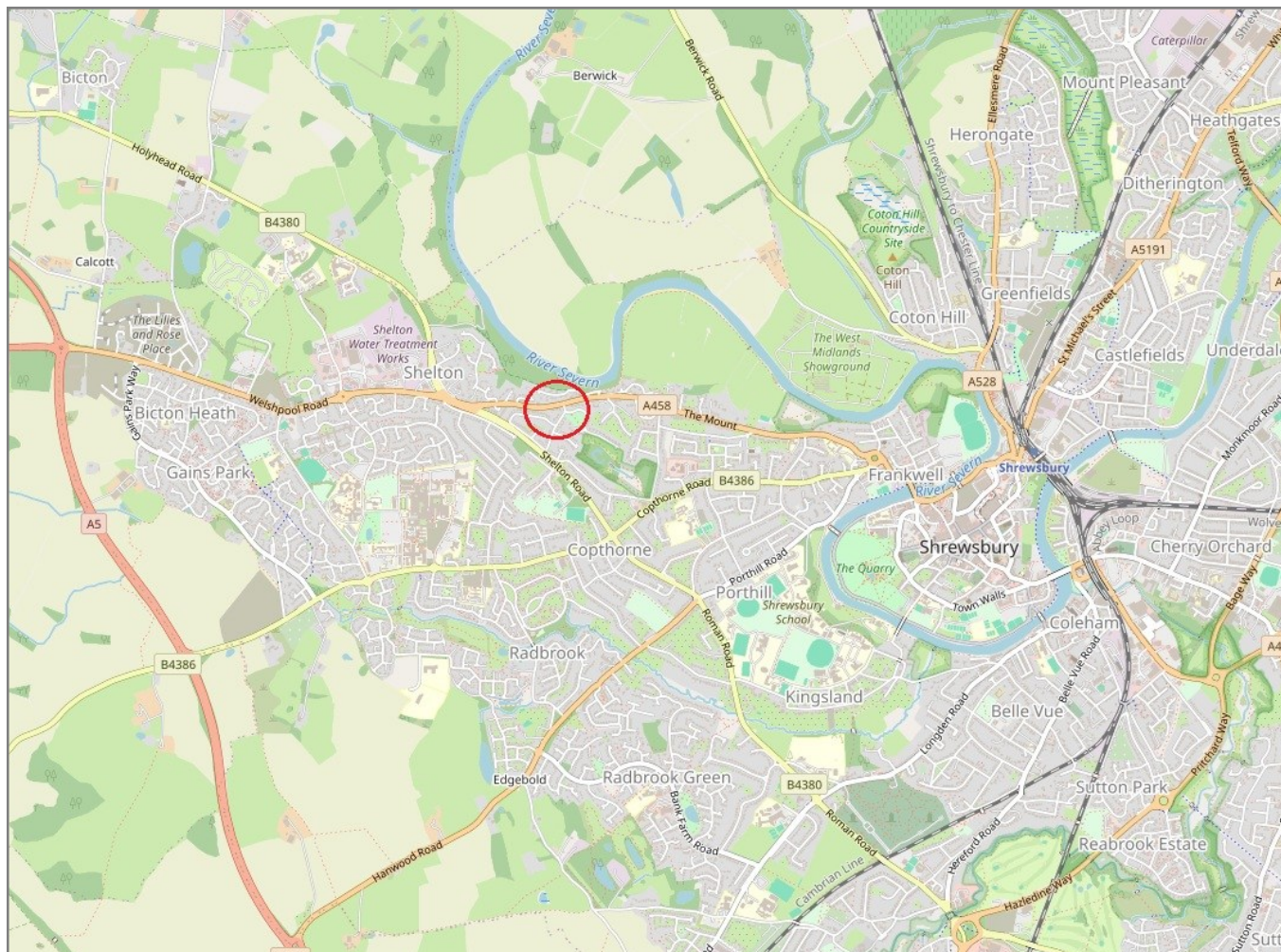
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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