



Helping *you* move



36 Summerhouse Grove, Newport, TF10 7DH

A well presented, Semi Detached Bungalow located in a cul de sac position and comprising: Entrance Hall, Lounge Dining Room, Kitchen, 2 Double Bedrooms and a Modern Shower Room. Externally the property has Parking for Two Cars, Concrete Sectional Workshop and a further Wooden Store Shed

Offers in the Region of
£249,995

36 Summerhouse Grove, Newport, TF10 7DH

Overview

- A Well Presented Semi-Detached Bungalow
- Two Double Bedrooms
- Entrance Hall
- Kitchen
- Lounge Dining Room
- Modern Shower Room
- Charming Rear Gardens
- Concrete Sectional Workshop
- Wooden Store Shed
- Driveway Parking for Two Vehicles
- Council Tax Band B
- EPC Rating – C



BRIEF DESCRIPTION

A very nicely presented Semi Detached Bungalow situated in a pleasant cult de sac position with Plenty of Parking and offering accommodation of: Entrance Hall, Lounge Dining Room, Kitchen, 2 Double Bedrooms and a Modern Shower Room.

The charming Rear Gardens have the benefit of a Concrete Sectional Workshop and a further Wooden Store Shed.

LOCATION

The property is just 0.6 miles from Newport's busy High Street, with its mix of shops, boutiques, cafes, pubs and a Victorian indoor market - and is within the catchment area of Newport's highly regarded Primary, High and Grammar Schools.

A wider selection of shops, amenities and employment opportunities are available in Telford, Stafford and Shrewsbury - and the excellent rail connections from Telford and Stafford mean Birmingham and Manchester are in commutable distance.



Your **Local** Property Experts
01952 820 239

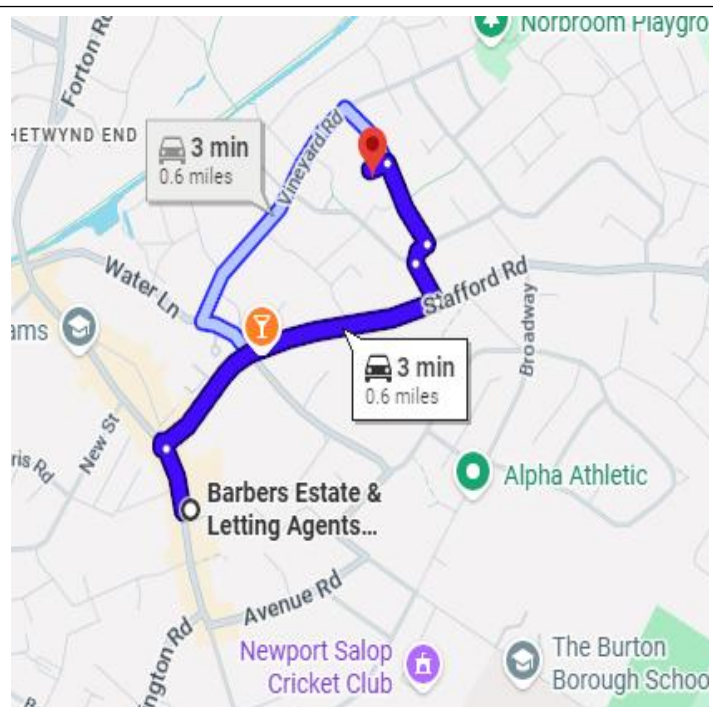


USEFUL INFORMATION: TO VIEW THIS PROPERTY:

Please contact our Newport Office, 30 High Street, Newport, TF10 7AQ or call us on 01952 820239. Email: Newport@barbers-online.co.uk

SERVICES: We are advised that all mains services are available. Barbers have not tested any apparatus, equipment, fittings etc or services to this property, so cannot confirm that they are in working order or fit for purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor. For broadband and mobile supply and coverage buyers are advised to visit the Ofcom mobile and broadband checker website. <https://checker.ofcom.org.uk/>

LOCAL AUTHORITY: Telford & Wrekin Council, Southwater One, Southwater Square, Southwater Way, Telford, TF3 4JG. Tel: 01952 380000

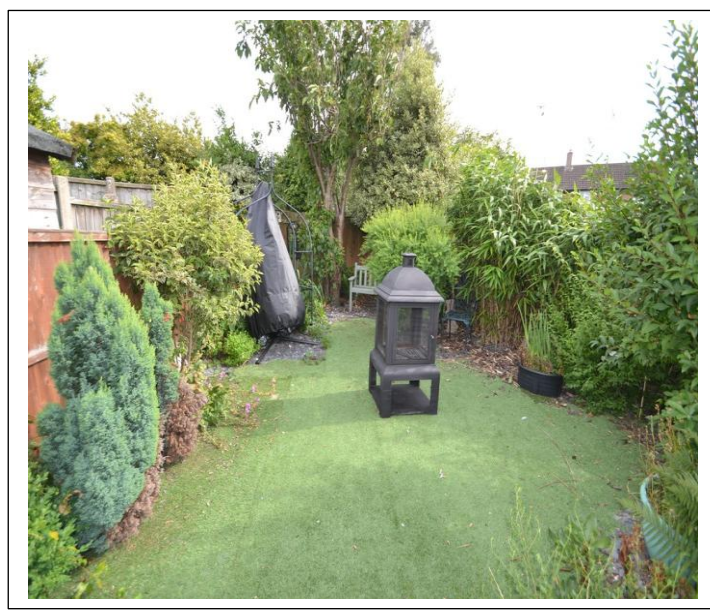
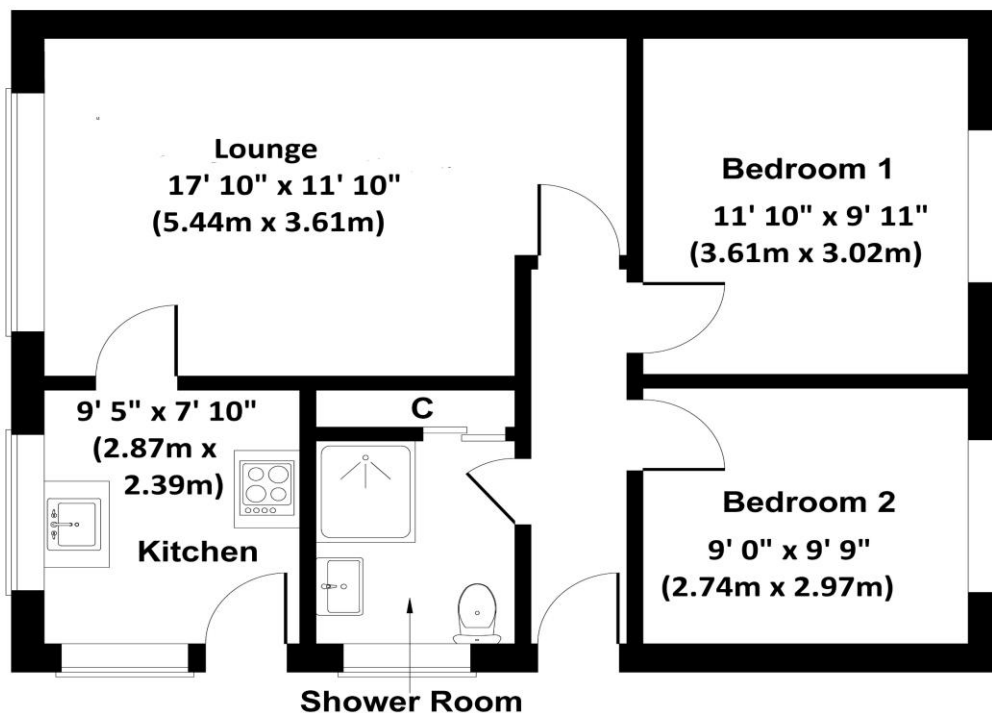


DIRECTIONS: From the High Street in Newport turn right at the mini roundabout into Stafford Street, continue straight over the traffic lights into Stafford Road taking the second turning on the left into Vineyard Drive and first right into Lapworth Way then immediately left into Summerhouse Grove, carry along this road and then turn left where the property will be seen on the left hand side identified by our sale board.

PROPERTY INFORMATION: We believe this information to be accurate, but it cannot be guaranteed. The fixtures, fittings, appliances and mains services have not been tested. If there is any point which is of particular importance please obtain professional confirmation. All measurements quoted are approximate. These particulars do not constitute a contract or part of a contract.

AML REGULATIONS: We are required by law to conduct anti-money laundering checks on all those buying a property. Whilst we retain responsibility for ensuring checks and any ongoing monitoring are carried out correctly, the initial checks are carried out on our behalf by Movebutler who will contact you once you have had an offer accepted on a property you wish to buy. The cost of these checks is £30 (incl. VAT) per buyer, which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance, ahead of us issuing a memorandum of sale, directly to Movebutler, and is non-refundable.

36 Summerhouse Grove



Selling your home?

If you are considering selling your home, please contact us today for your no obligation free market appraisal. Our dedicated and friendly team will assist you 6 days a week. Get in touch today! Tel: 01952 820 239

30 High Street, Newport, TF10 7AQ

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Email: newport@barbers-online.co.uk

Barbers

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.