



**19 Shelton Road, Copthorne, Shrewsbury, SY3 8SU**

3 bedroom semi-detached house — £385,000 Freehold

# 19 Shelton Road, Copthorne, Shrewsbury, SY3 8SU

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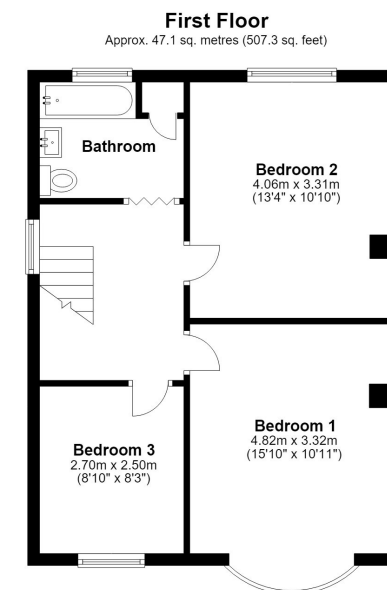
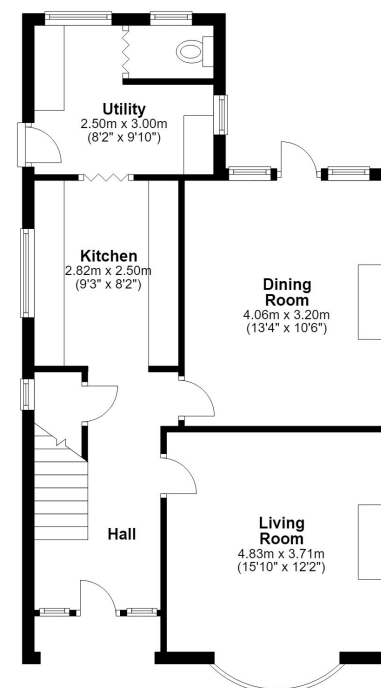
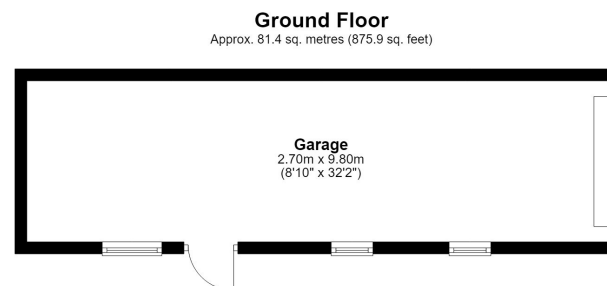
£385,000 Freehold — 3 bedroom semi-detached house

sales@cgpooks.co.uk

Situated within a lovely plot, this neatly presented semi-detached house offers very practical and well-proportioned accommodation, located within a sought-after area of the town, while benefitting from a private south facing garden, a purpose-built double length garage and driveway parking.

## KEY FEATURES

- Covered entrance opening to a good-sized hallway with useful storage and staircase to a light and spacious landing
- Living room with feature fireplace and bow window to front
- Separate dining room with solid wood parquet flooring, glazed door and windows onto the rear
- Well-fitted kitchen with a range of units and access to the practical utility, which also has fitted units and space for appliances, as well as access to the WC and garden
- On the first floor are three generous bedrooms and a lovely family bathroom with jacuzzi bath and rainfall shower. Bedroom one also has a feature bow window to the front
- uPVC double glazed windows and gas fired central heating throughout
- The private south facing garden has been landscaped for easy maintenance, comprising areas of decked and gravelled terracing and pathways, planted beds, useful timber garden store, and gated access to side
- At the rear of the garden is a purpose built double length garage/workshop which has power and lighting, and a private driveway which is accessed via Kenwood Drive
- To the front of the property is a further attractively landscaped garden, laid to lawn with a selection of trees and planted borders
- A fantastic location within a popular residential area, just a short distance from the Royal Shrewsbury hospital, excellent primary and secondary schools, and a choice of pubs/restaurants, as well as the Quarry Park and town centre



Total area: approx. 128.5 sq. metres (1383.1 sq. feet)











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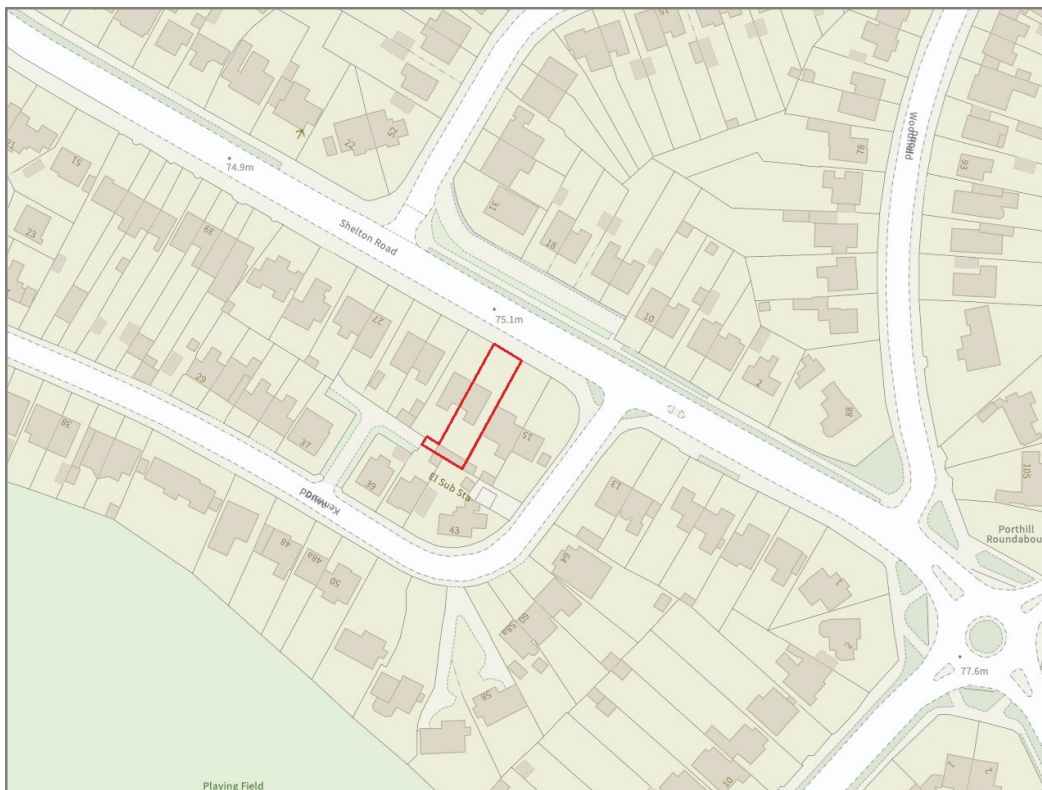
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**BOUNDARIES NOT CONFIRMED**

Tenure	<b>Freehold</b>
Local Authority	<b>Shropshire Council</b>
Council Tax	<b>Band D</b>
EPC Band	<b>TBC</b>
Services	<b>All mains services are connected</b>

 **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.

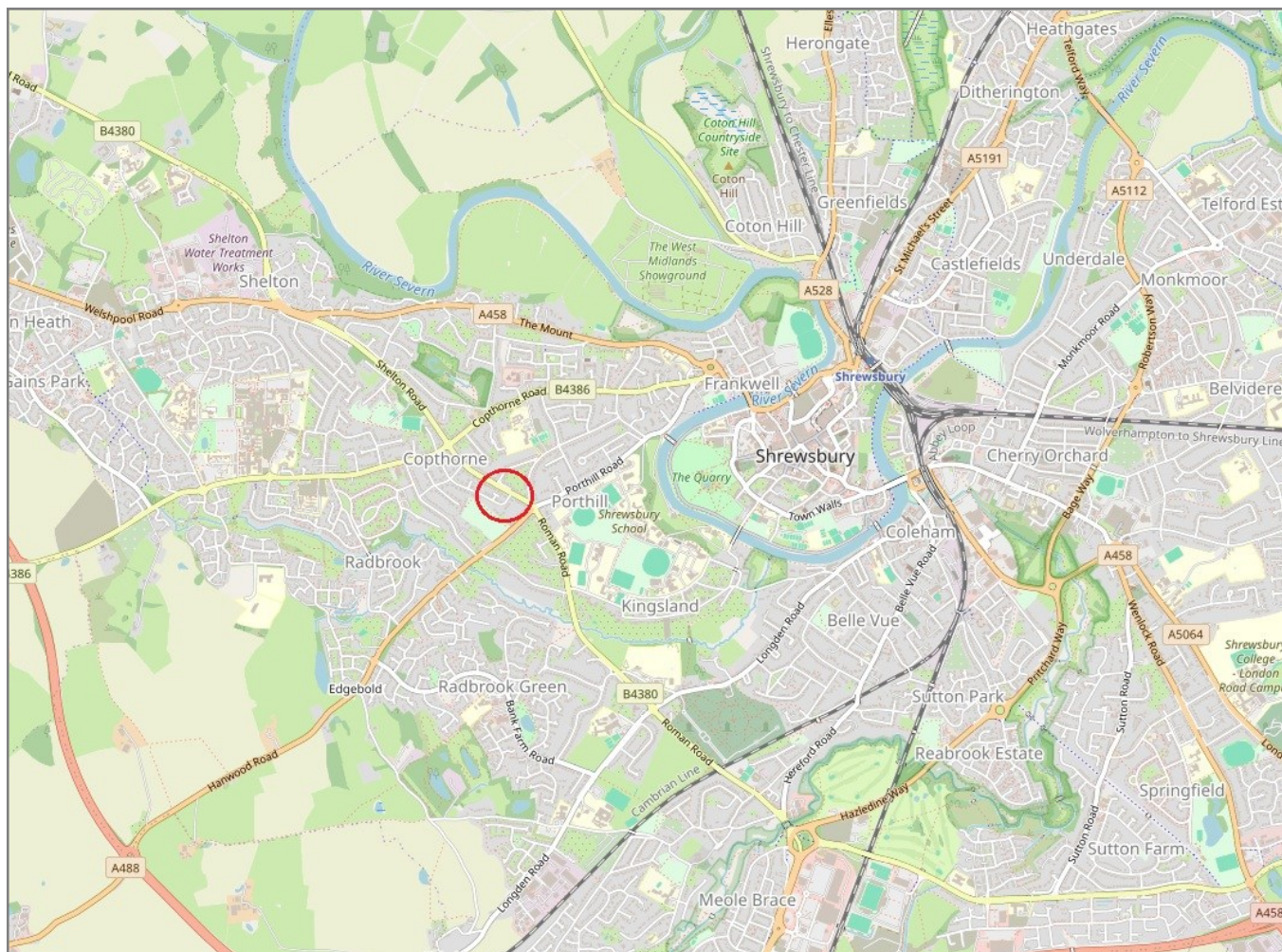
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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**AGENTS NOTE — The property had some structural work carried out in 1991/92 and the foundations were piled due to subsidence. This was covered by insurance and the vendor has not reported any issues since.**

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