



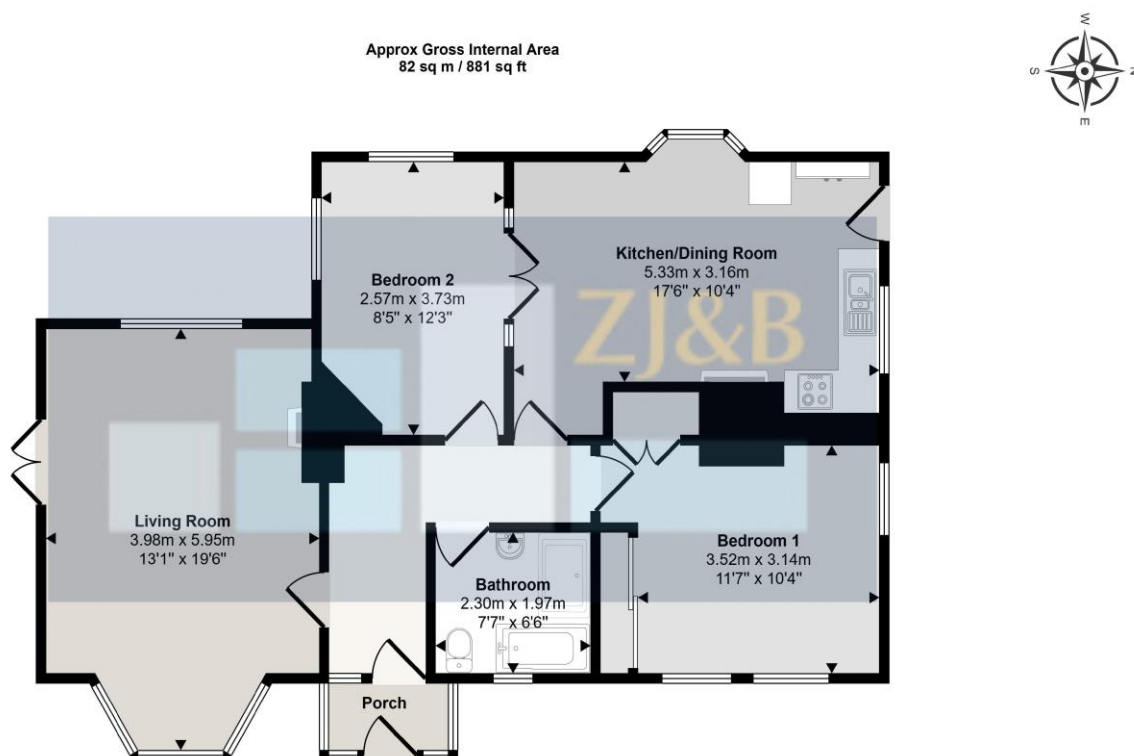
Two Pines, Blakemores Bank, Bayston Hill, Shrewsbury, Shropshire, SY3 0ED

Guide Price £250,000

A two-bedroom detached bungalow set within a generous plot, with extensive gardens, driveway and timber garage to the rear.



Occupying a distinctive position in Bayston Hill, Two Pines is a two-bedroom detached bungalow set within a generous plot, with extensive gardens to the rear. There is a driveway and timber garage, and the setting of this bungalow is a particular feature. The accommodation comprises an entrance porch, entrance hall, spacious living room and an open-plan kitchen and dining room with a fitted wood-burning stove, together with two bedrooms and a main bathroom. There is also access to a substantial loft space extending across the footprint of the bungalow. The generous gardens provide ample space for outdoor enjoyment, complementing the property's unusual setting. The combination of its position, plot and accommodation makes Two Pines a distinctive opportunity, offered for sale with no upward chain. Given the size of the plot, the property may also offer scope for redevelopment, including a replacement dwelling or a self-build project, subject to obtaining the necessary planning permission and other consents. Any development potential would need to be independently investigated by prospective purchasers. Bayston Hill is a well-established village on the southern outskirts of Shrewsbury, offering a range of everyday amenities including local shops, a primary school, medical facilities and a village hall. Nearby Lyth Hill provides opportunities for countryside walks with views towards the Shropshire Hills. Shrewsbury town centre is approximately three miles away, with convenient road access and regular bus services, while the nearby A49 and A5 provide connections to the wider area. The bungalow is of non-standard timber construction, with asbestos-containing materials used in the build. Prospective purchasers should seek advice on the construction and its suitability for their intended funding arrangements. The present owner had a loan with a specialist lender. Please contact us for further advice.

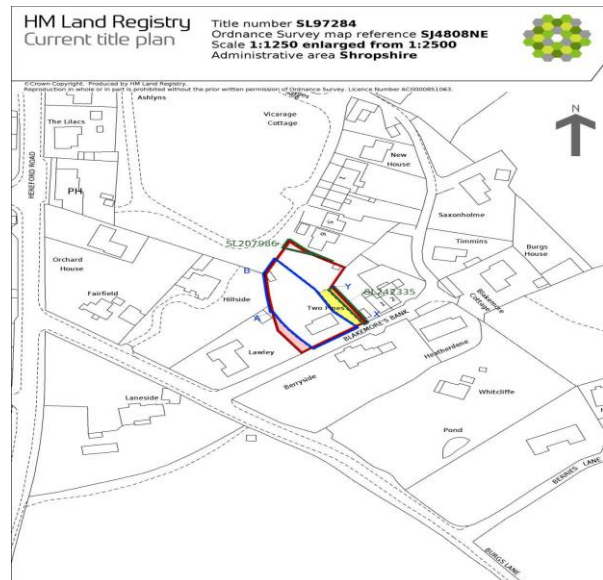


Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

FLOOR PLANS FOR GUIDANCE ONLY





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Council Tax Band D

Tenure: Our client advises us that the property is Freehold. Should you proceed with the purchase of the property, these details must be verified by your solicitor.

NB: The mention of any appliances and/or services within these sales particulars does not imply that they are in full and efficient working order.

Viewing: To arrange a viewing call in at our office or telephone **01743 248351**

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