



1 Eaton Mews, Abbey Foregate, Shrewsbury, SY2 6AP

4 bedroom detached house — £695,000 Freehold

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Coopergreenpooks.co.uk

£695,000 Freehold — 4 bedroom detached house

sales@cgpooks.co.uk

Occupying a lovely position, tucked away within a sought-after residential area, walking distance from the town centre, this recently built detached home offers stylish and thoughtfully designed accommodation, finished to an exceptionally high standard throughout, while benefitting from an attractively landscaped garden and driveway parking for at least three cars.

KEY FEATURES

- Good-sized entrance hall with cloakroom and feature staircase with glazed balustrade leading to a spacious landing
- Impressive open plan kitchen/dining room with two windows and bi-folding doors to the rear, allowing plenty of natural light
- The superb fitted kitchen comprises a range of units with high-quality integrated appliances, quartz work surfaces and breakfast bar
- Living room with window to front and sliding pocket doors onto the dining area, giving the option for complete open plan living
- There is also a very practical fitted utility and a versatile family room on the ground floor, which would also make a great home office or additional sitting room
- On the first floor are four generous double bedrooms, a well-appointed family bathroom with separate shower, and an en-suite to bedroom one. The main bedroom has been designed to offer a dressing area with built-in wardrobes alongside the en-suite
- Double glazed windows and central heating via an air source heat pump, with under floor heating on the ground floor
- This property forms part of a new mews-style development of just 3 houses in total and has been finished to a very high standard, with features including oak doors, porcelain tiled flooring, and high-end fixtures and fittings
- Beautifully landscaped private rear garden, paved and laid to artificial lawn for easy maintenance, with a selection of plants and trees
- Driveway parking to the front for at least three cars, as well as an additional section of land opposite which is designated to this property and could be utilised as external storage
- A fantastic setting with views to the rear over the Rea Brook Nature Reserve, while being just a short walk from an excellent range of amenities and the town centre

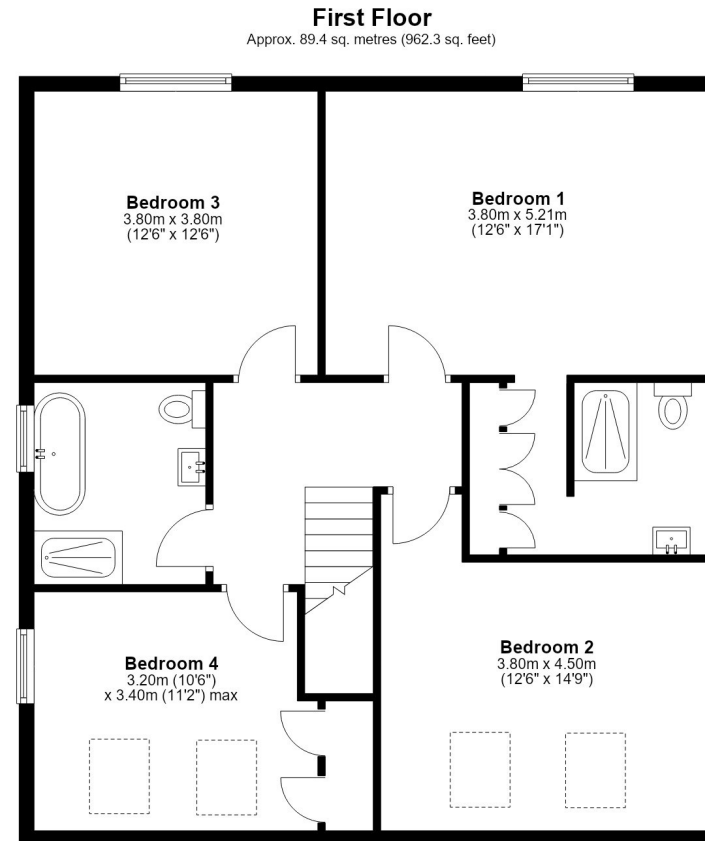
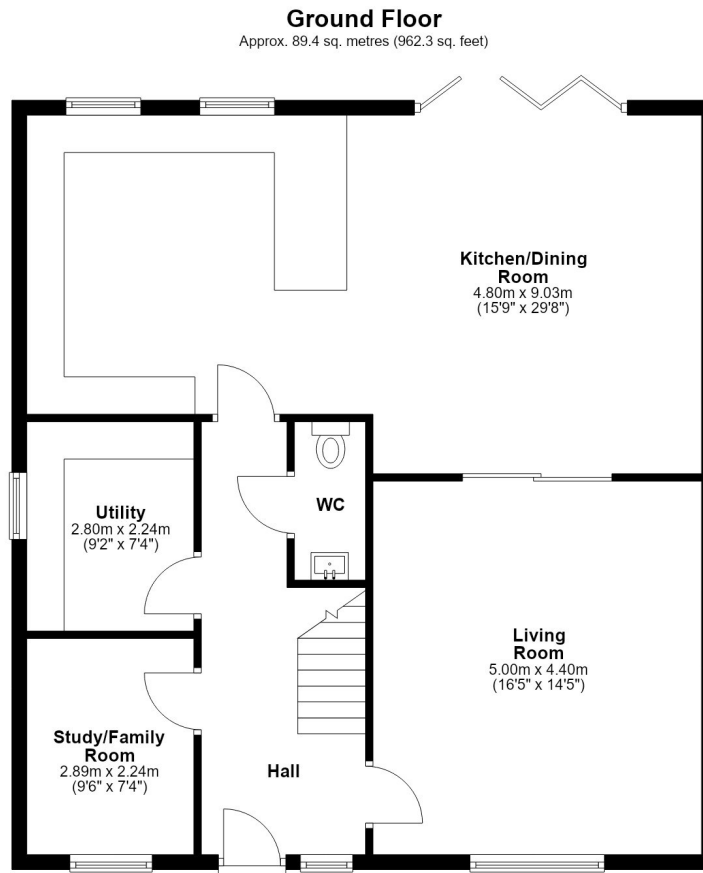


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Total area: approx. 178.8 sq. metres (1924.6 sq. feet)









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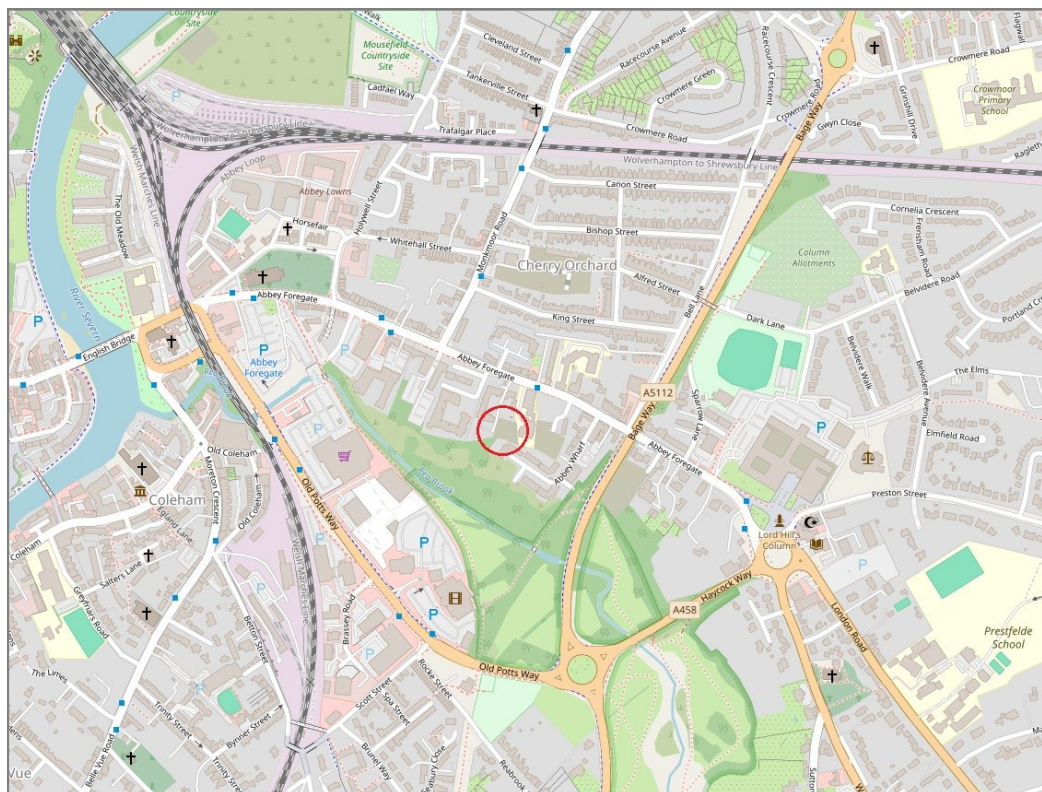
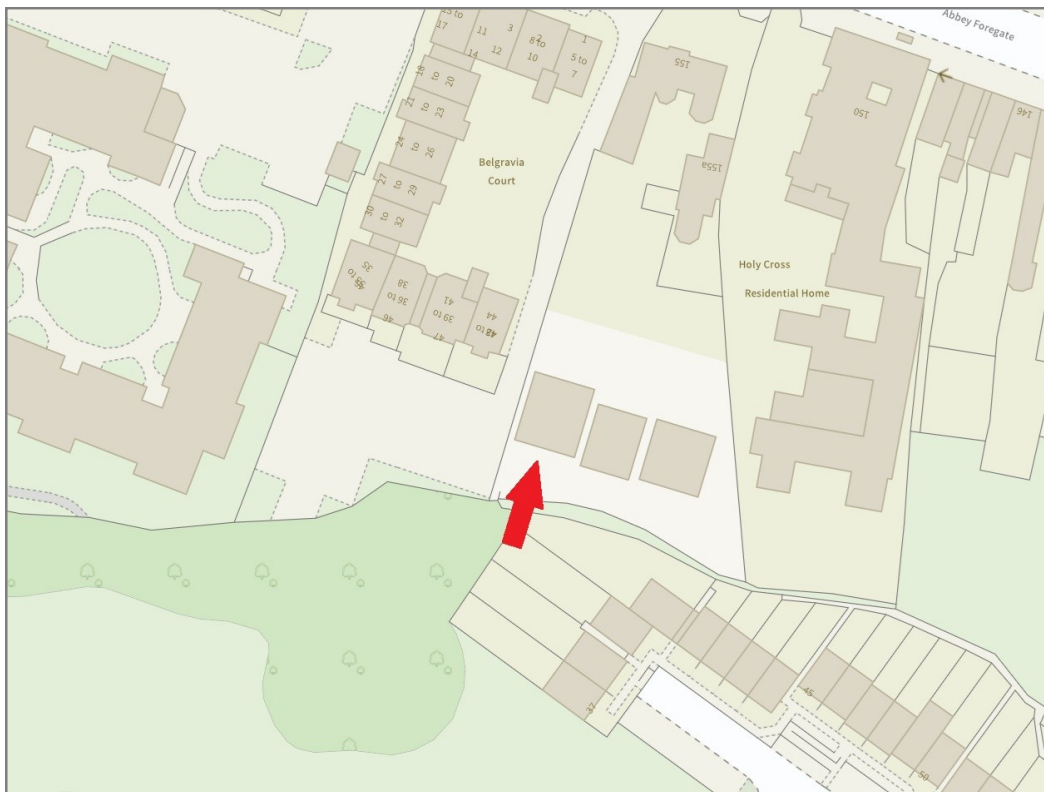
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BOUNDARIES NOT CONFIRMED

Tenure	Freehold
Local Authority	Shropshire Council
Council Tax	TBC
EPC Band	TBC
Services	Mains water, electricity and drainage are connected.
	Air source heat pump.

Expert mortgage advice available

3 Barker St, Shrewsbury SY1 1QF

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

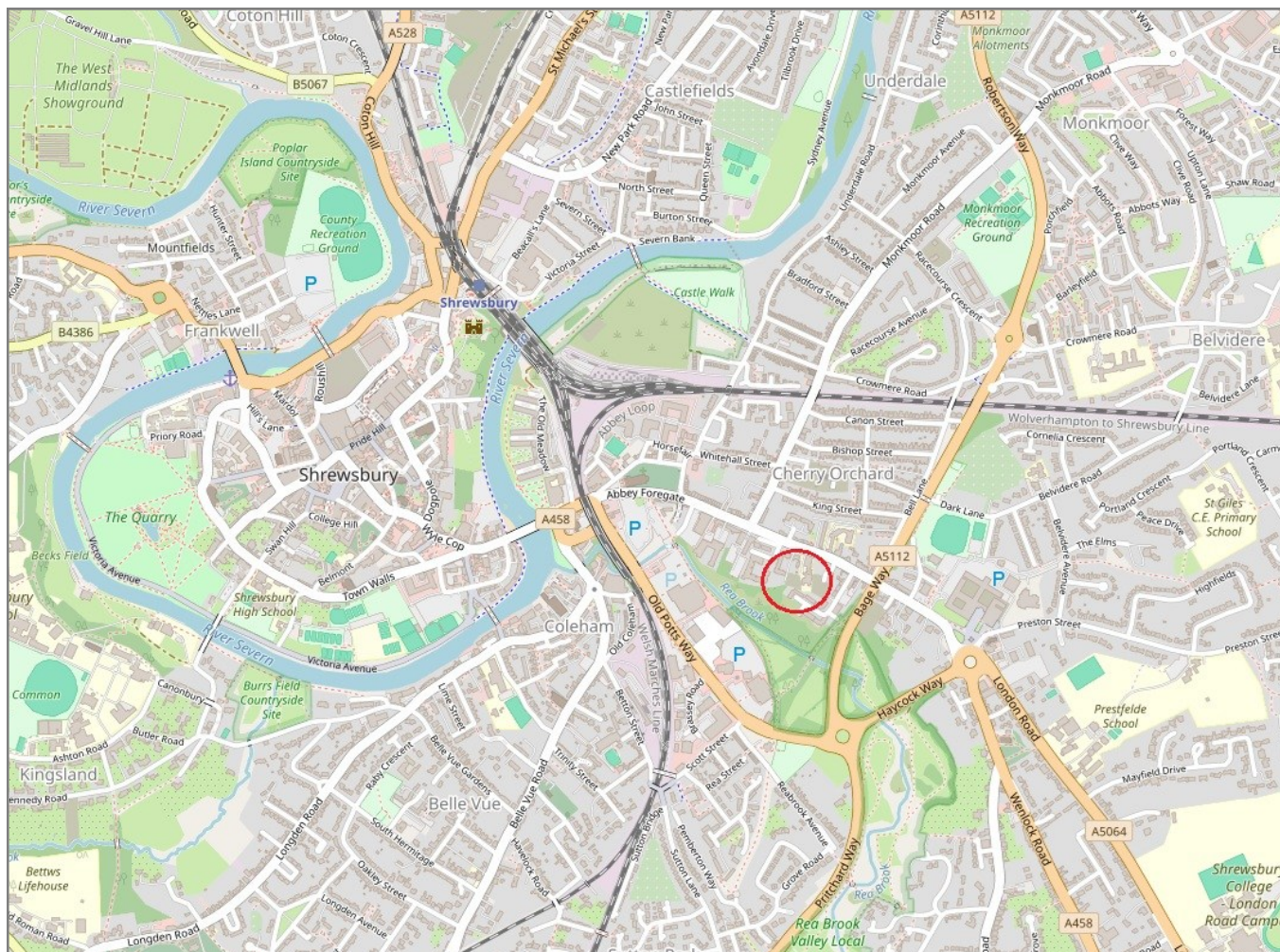
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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