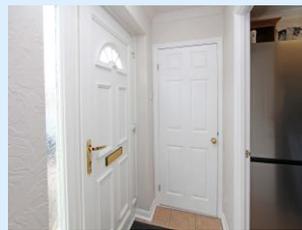


HARWOOD

THE ESTATE AGENT

44-46 market street, wellington, telford. shropshire. TF1 1DT
92 Mercia Drive, Leegomery, Telford, Shropshire, TF1 6YJ



£225,000

Nicely presented extended Two Bedroom Bungalow with driveway garage and enclosed rear garden. Located within a well established residential area, perfect access to the local main road network, local schools and the Wellington Railway Station. A short drive into the Local Wellington Market Town with a wealth of shops, amenities and facilities, with the Princess Royal Hospital is also nearby.

Providing approximately 56.1 sq metres (604.0 sq feet) of living space.

The property provides: Entrance hallway, lounge, kitchen, separate dining area, two bedrooms, shower room, gas central heating and double glazing. Outside area: Garage, driveway with ample parking and front lawn area. Rear enclosed garden with lawn, decorative shale area and patio.



Sales
01952 641111

email: harwood@harwoodestates.com
www.telfordstateagent.co.uk

Lettings
01952 505505



Total area: approx. 56.1 sq. metres (604.0 sq. feet)

Tenure	We are advised by the vendor that the property is Freehold
Council Tax	Band B
Fixtures & Fittings	Where specifically mentioned in these sales particulars are included in the sale price.
N.B	Please note, that any of the services, heating systems or any appliances at this property, have not been tested, therefore no warranty can be given or implied as to their working order.
Viewing Arrangements	by appointment 24 HOURS A DAY 7 DAYS A WEEK, although office hours are limited to normal working hours we are available by telephone to take enquiries, valuations and viewings at any time. If you do encounter an answer phone please leave a message for a staff member to return your call.

These particulars do not constitute or form a part of any contract. Whilst Harwood Estate Agents and their employees take every care in the preparation of these particulars they hereby state both on behalf of themselves and the vendor that no intending purchaser should rely on any of the statements of representation of fact and the intending purchaser should make his/her own inspection and enquiries in order to satisfy himself/herself of their authenticity and no responsibility is accepted for any error or omission herein.

Details prepared

26 March 2026

