



**78 Trinity Street, Belle Vue, Shrewsbury, SY3 7PD**

2 bedroom end terrace house — £180,000 Freehold

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Coopergreenpooks.co.uk

£180,000 Freehold — 2 bedroom end terrace house

sales@cgpooks.co.uk

This attractive end of terrace house is in need of general modernisation but offers great accommodation with a private rear garden. The property is well situated on a pretty street within the very popular Belle Vue area, just a few minutes walk from Coleham and the town centre.

## KEY FEATURES

- Separate living and dining rooms, as well as kitchen and lean to, from which there is access to the rear garden. There is also a useful cellar.
- Enclosed staircase from dining room to the first floor landing, where there are two bedrooms and a shower room.
- Upgraded gas fire central heating system.
- Courtyard garden to front and access along the side of the property to the private established rear garden, which is partly walled.
- Really good location a short walk from the vibrant Coleham area of town and also the town centre, via the Greyfriars footbridge.
- Vacant with no onward chain.

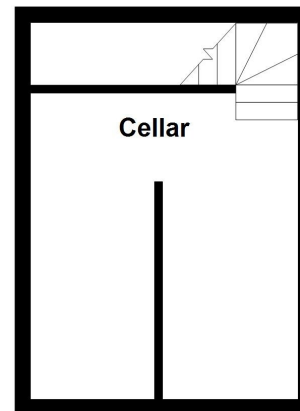
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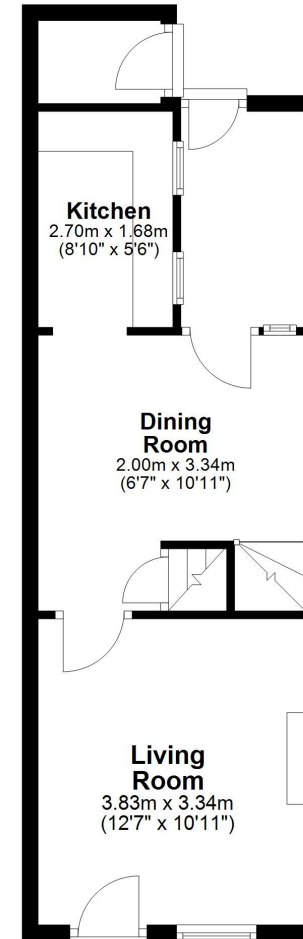
## Basement

Approx. 15.7 sq. metres (169.3 sq. feet)



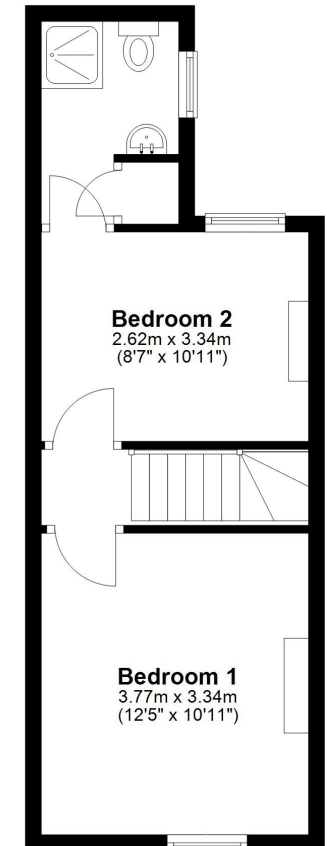
## Ground Floor

Approx. 34.1 sq. metres (367.3 sq. feet)



## First Floor

Approx. 29.7 sq. metres (319.8 sq. feet)



Total area: approx. 79.6 sq. metres (856.4 sq. feet)





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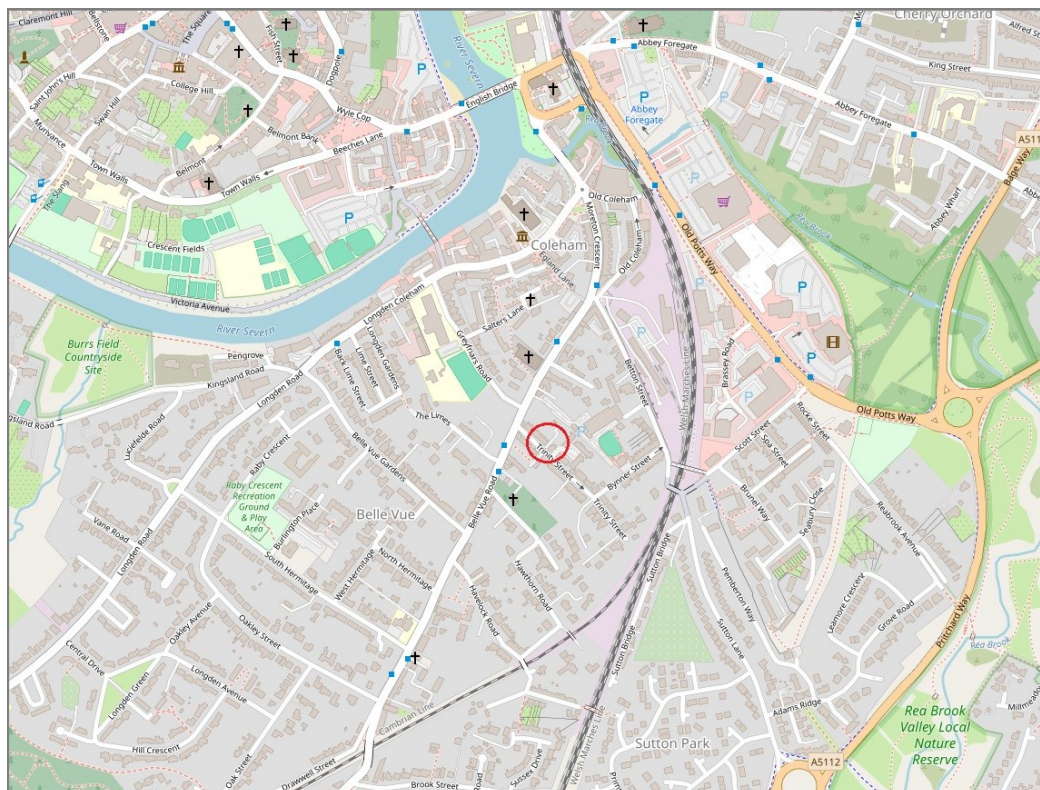
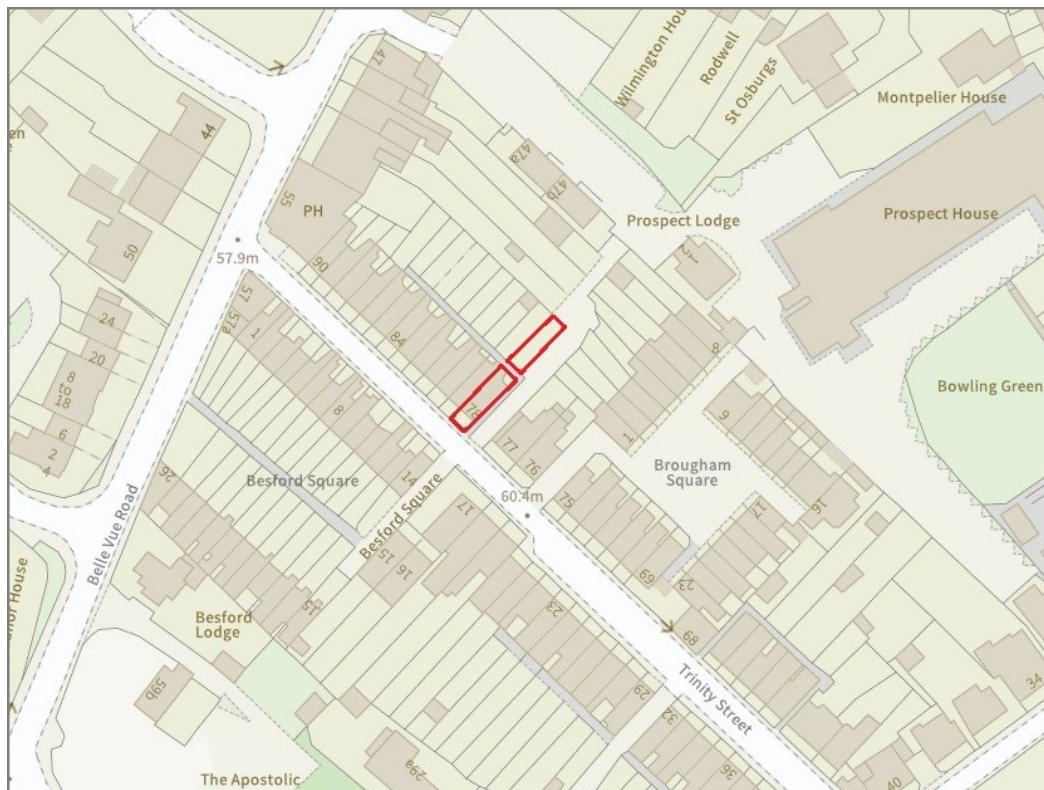
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**BOUNDARIES NOT CONFIRMED**

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

**Expert mortgage advice available**

3 Barker St, Shrewsbury SY1 1QF

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**01743 276666**



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

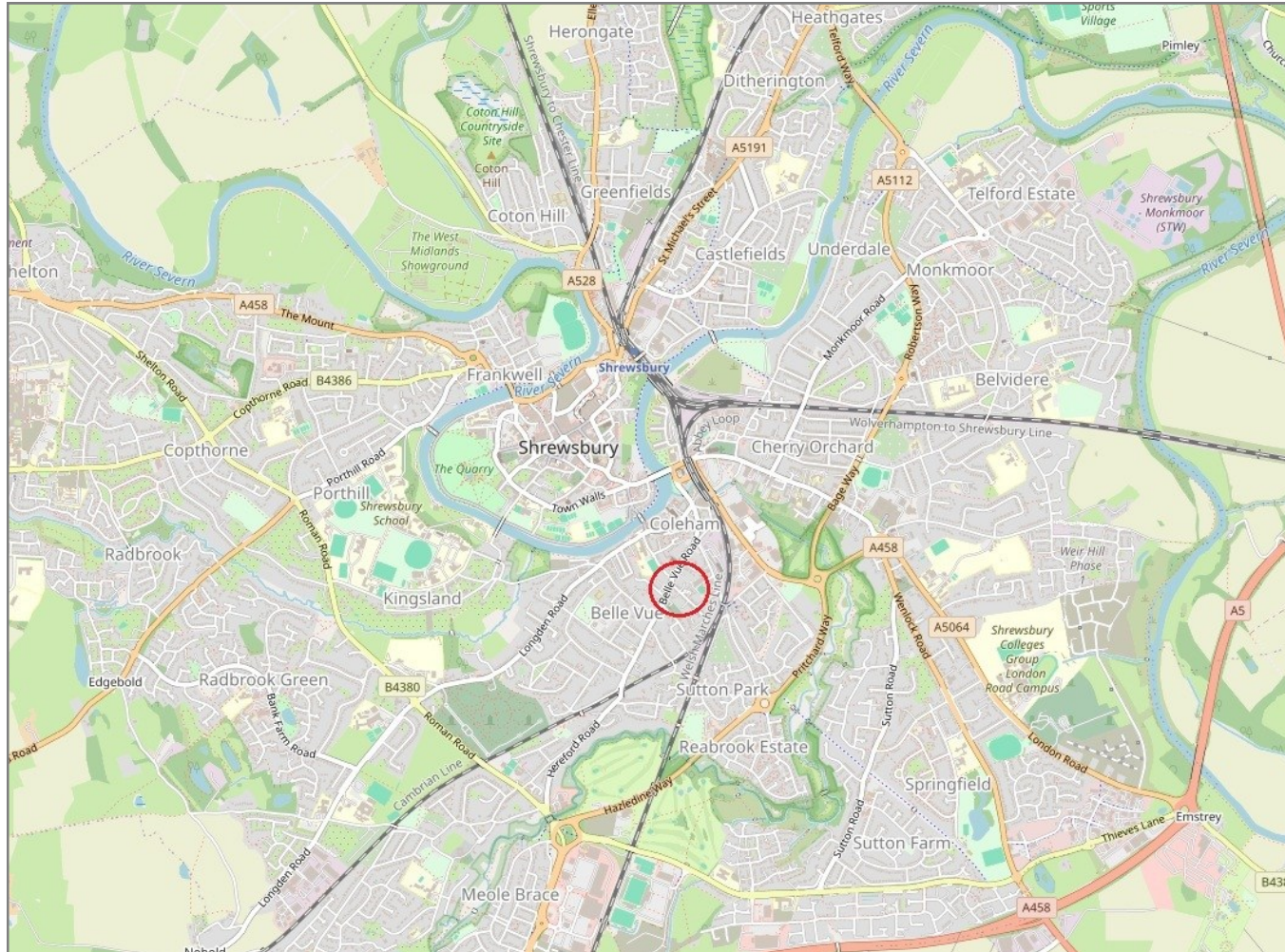
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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