



8 St Catherines Close, Telford, TF1 3GE

£205,000

NO ONWARD CHAIN. St Catherines Close is well-positioned, offering easy access to local amenities, schools, and transport links, ensuring that everything you need is within reach. Whether you are looking to settle down or invest, this two-bedroom property presents a wonderful opportunity to enjoy a comfortable lifestyle in a desirable location. Do not miss the chance to make this charming house your new home.

Hallway

A welcoming entrance hall giving access to the kitchen and living room, and featuring a storage cupboard ideal for keeping boots & coats tucked away.

Lounge 12'6" x 11'10" (3.80m x 3.60m)

This welcoming lounge features a generous space with wooden flooring and a central fireplace, creating a cosy area for relaxation. Its layout allows easy access to the hallway and stairs, with a good-size understairs storage space. The large window gives a pleasant view over the front lawn and allows in plenty of natural light.

Kitchen

The kitchen is fitted with light wood cabinetry and black countertops, offering ample storage and workspace. A built-in oven and gas hob provide practical cooking facilities, and a breakfast bar provides an area for casual dining. A window above the sink and a rear door bring in natural light and allow convenient garden access.

Bedroom One 10'11" (max.) x 9'6" (3.34m (max.) x 2.90m)

With views out to the front of the property, bedroom one comfortably accommodates a double bed and features built-in wardrobe space, which adds practicality without compromising the room's spacious feel. A large window allows natural light to brighten the room throughout the day.

Bedroom Two 11'10" x 8'10" (max.) (3.60m x 2.70m (max.))

Bedroom two is a bright, double bedroom with white walls and wood-effect laminate flooring. At the back of the property, the large window overlooks the rear garden to give a pleasant outlook.

Bathroom 6'7" x 5'7" (2.00m x 1.70m)



The central bathroom is fitted with a white suite including a wash basin set on a wooden vanity unit, a toilet, and a fitted bathtub with an overhead mains-fed shower. Neutral tiling surrounds the bath area and a frosted window provides natural light while maintaining privacy.

Rear Garden



The rear garden offers a paved patio area leading to a small pond surrounded by plants and shrubs. A garden shed is positioned at the far end, providing useful storage. The garden is enclosed by wooden fencing, offering privacy and a peaceful outdoor space to enjoy. Access to the garage and a side gate to the front of the house.

Garage & Driveway

The single garage provides a great storage space, with a manual up-and-over front door and side door into the garden. Fitted with an electricity supply.

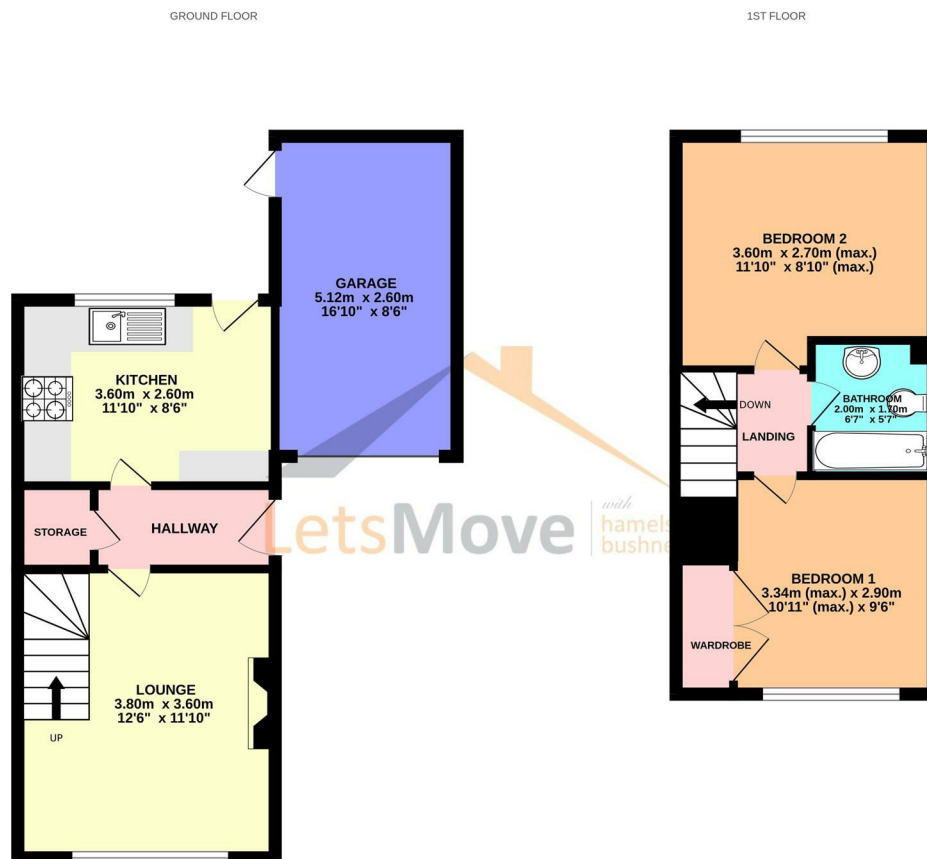
Front Garden & Driveway

A pretty front lawn area with mature shrubs gives a welcoming approach to the property. The driveway provides parking for two cars.

Agent Notes

It is worthy of note that the property is tenanted until the beginning of December. Please note, some photographs were taken prior to the current tenancy and show the property unfurnished. The property is currently tenanted and furnished, so its present appearance may differ from some of the photographs. Photos are for illustrative purposes only.

Floor Plan

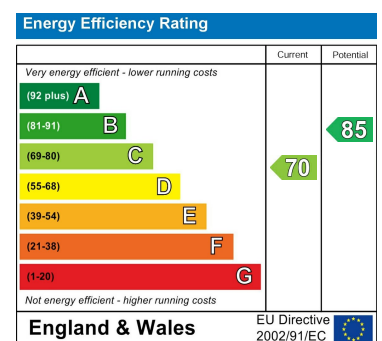


Measurements are approximate. Not to scale. Illustrative purposes only.
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Area Map



Energy Efficiency Graph



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