



32 Hamilton Drive, Telford Estate, Shrewsbury, SY2 5UH

4 bedroom semi-detached house — £239,950 Freehold

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Coopergreenpooks.co.uk

£239,950 Freehold — 4 bedroom semi-detached house

sales@cgpooks.co.uk

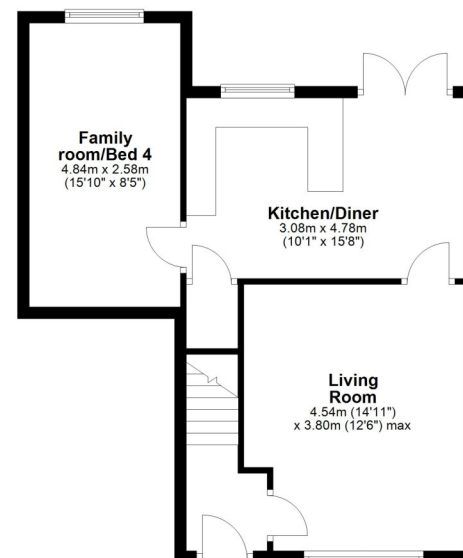
Well situated at the end of a quiet cul-de-sac in a popular area. This semi-detached property offers good accommodation with a converted garage providing an additional ground floor room, along with a good-sized private garden.

KEY FEATURES

- Entrance hall to living room with window to front and door to dining area.
- Open plan kitchen/dining room with fitted units, window and glazed double doors to rear garden.
- Ground floor 4th bedroom or family room, which was previously a single garage.
- Staircase from hall to landing where there are 3-bedroom s and a bathroom.
- uPVC double glazed windows and gas fired central heating.
- Driveway providing parking with an adjoining gravelled area to the front of the property which provides an additional space.
- Private lawned rear garden with patio, raised bed and store.
- Really good location at the end of a secluded cul-de-sac in the popular Telford estate part of town, just a short walk from its many local amenities and various schools, including Belvidere secondary.

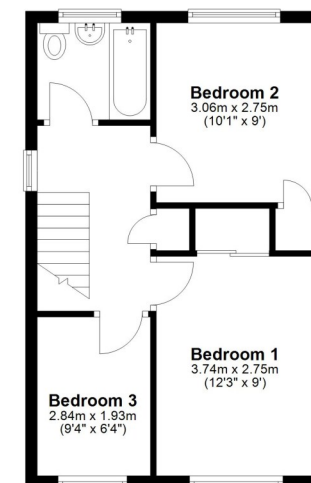
Ground Floor

Approx. 50.0 sq. metres (537.8 sq. feet)



First Floor

Approx. 36.9 sq. metres (396.9 sq. feet)



Total area: approx. 86.8 sq. metres (934.7 sq. feet)

Cooper Green Pooks
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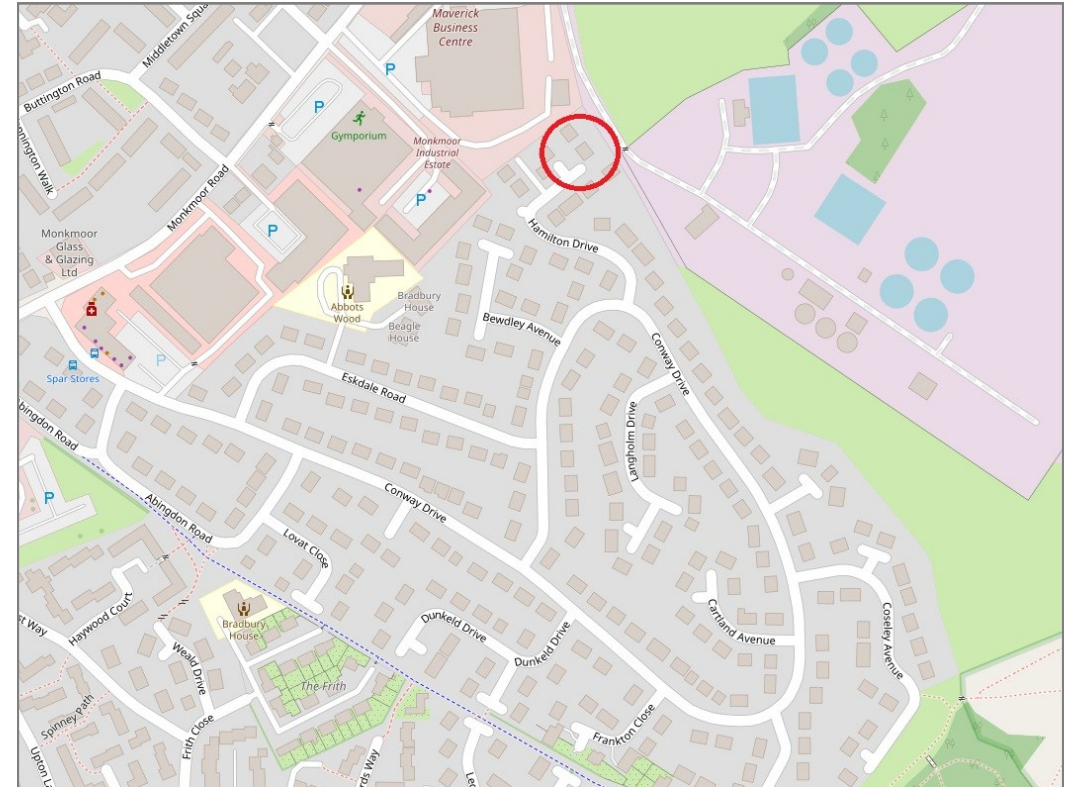
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BOUNDARIES NOT CONFIRMED

Tenure	Freehold
Local Authority	Shropshire Council
Council Tax	Band C
EPC Band	TBC
Services	All mains services are connected

 **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.

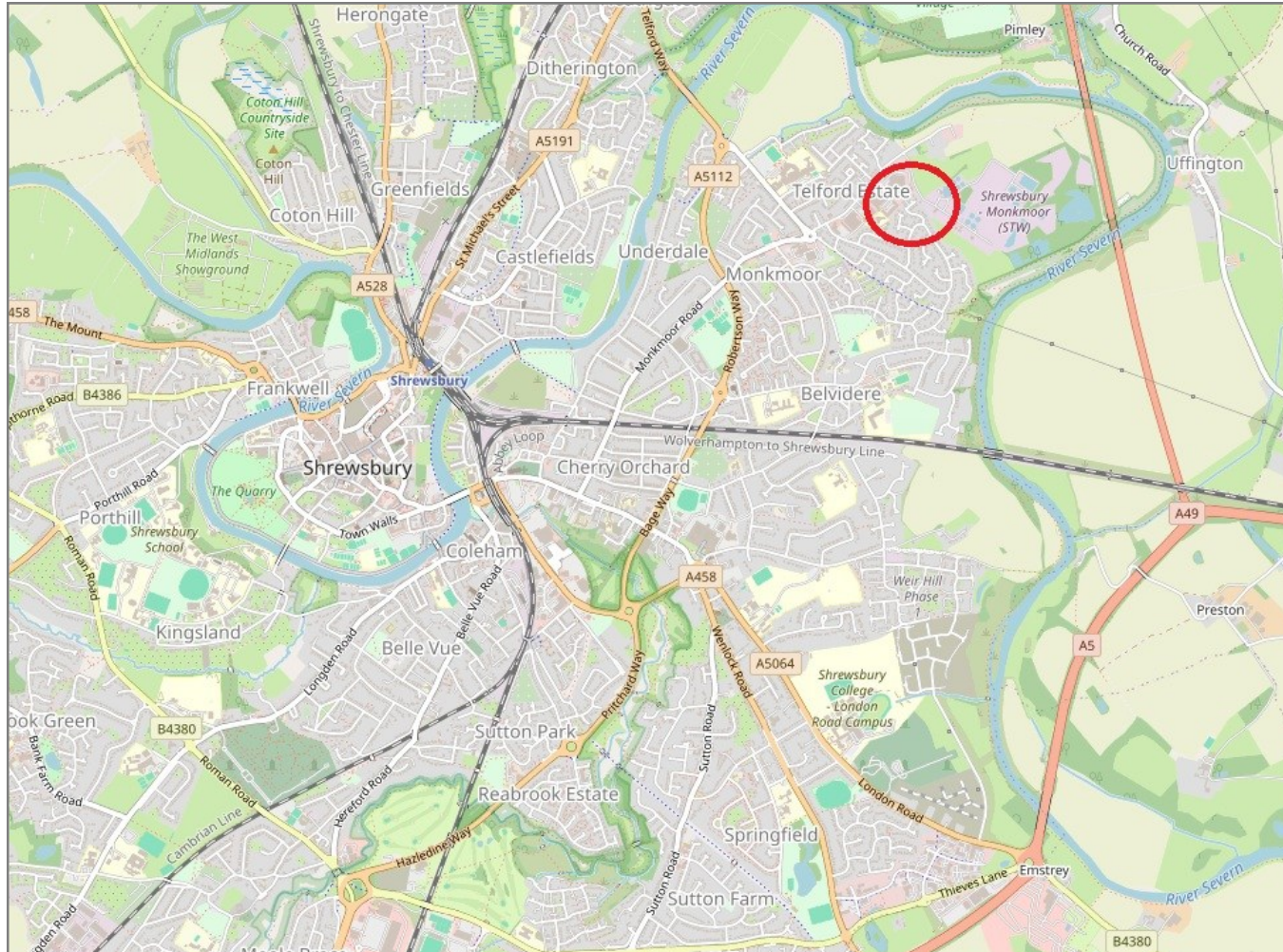
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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