



120 The Old Meadow, Abbey Foregate, Shrewsbury SY2 6GA

2 bedroom second floor apartment — £194,995 Leasehold

120 The Old Meadow, Abbey Foregate, Shrewsbury SY2 6GA

Coopergreenpooks.co.uk

£194,995 Leasehold — 2 bedroom second floor apartment

sales@cgpooks.co.uk

Occupying a lovely, elevated position within a secure gated development, this thoughtfully designed second floor apartment offers well-proportioned and practical accommodation, benefitting from a lovely outlook and private parking. The property is located just a short walk from the town centre, as well as having beautifully landscaped communal gardens and fantastic riverside walks.

KEY FEATURES

- Neatly presented communal entrance
- Private inner hallway with useful storage
- Impressive open plan living/kitchen/dining room with three windows to front allowing plenty of natural light
- Fitted kitchen, complete with integrated appliances
- Master bedroom with built in wardrobes and en-suite shower room
- A further double bedroom, also having built in wardrobes, and a separate family bathroom
- Double glazed windows and gas fired central heating
- Private allocated parking, conveniently located to the rear of the building
- Landscaped communal gardens with direct access to riverside walks for residents to enjoy

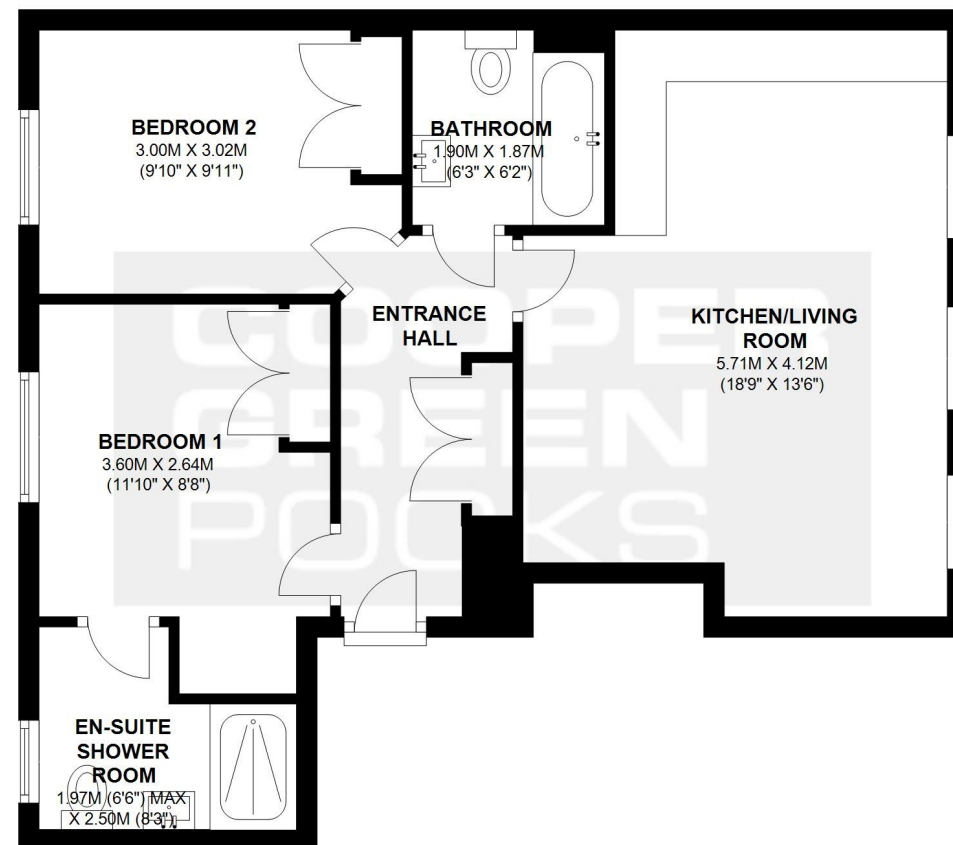
Cooper Green Pooks
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SECOND FLOOR

APPROX. 54.5 SQ. METRES (586.3 SQ. FEET)



TOTAL AREA: APPROX. 54.5 SQ. METRES (586.3 SQ. FEET)

We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide only and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property.

Plan produced using PlanUp.







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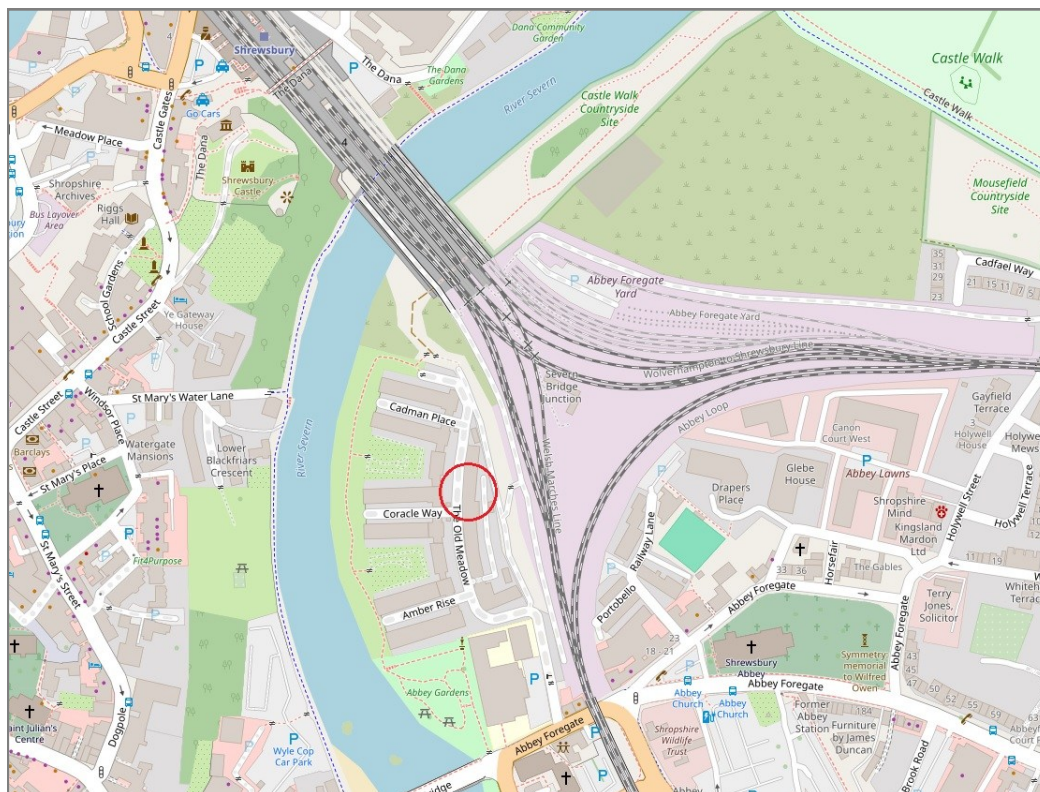
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BOUNDARIES NOT CONFIRMED

Tenure	Leasehold
Lease Length	199 years from 2015
Service Charge	£1700 PA
Ground Rent	£300 PA

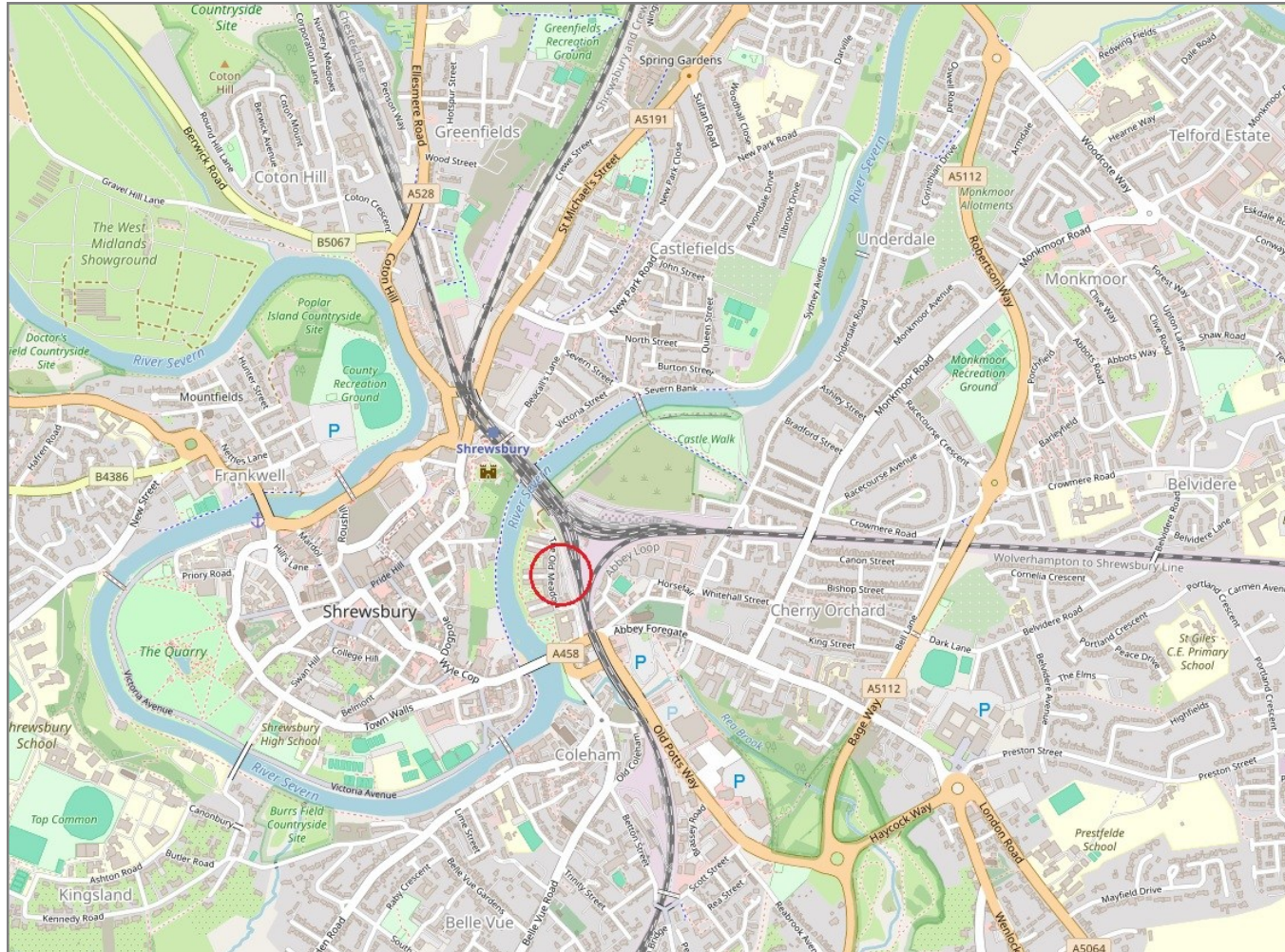
Local Authority	Shropshire Council
Council Tax	Band B
EPC Band	Band B
Services	All mains services are connected

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