



9 Gardeners Place, Sutton Grange, Shrewsbury, SY2 6FH

3 bedroom semi-detached house — £310,000 Freehold

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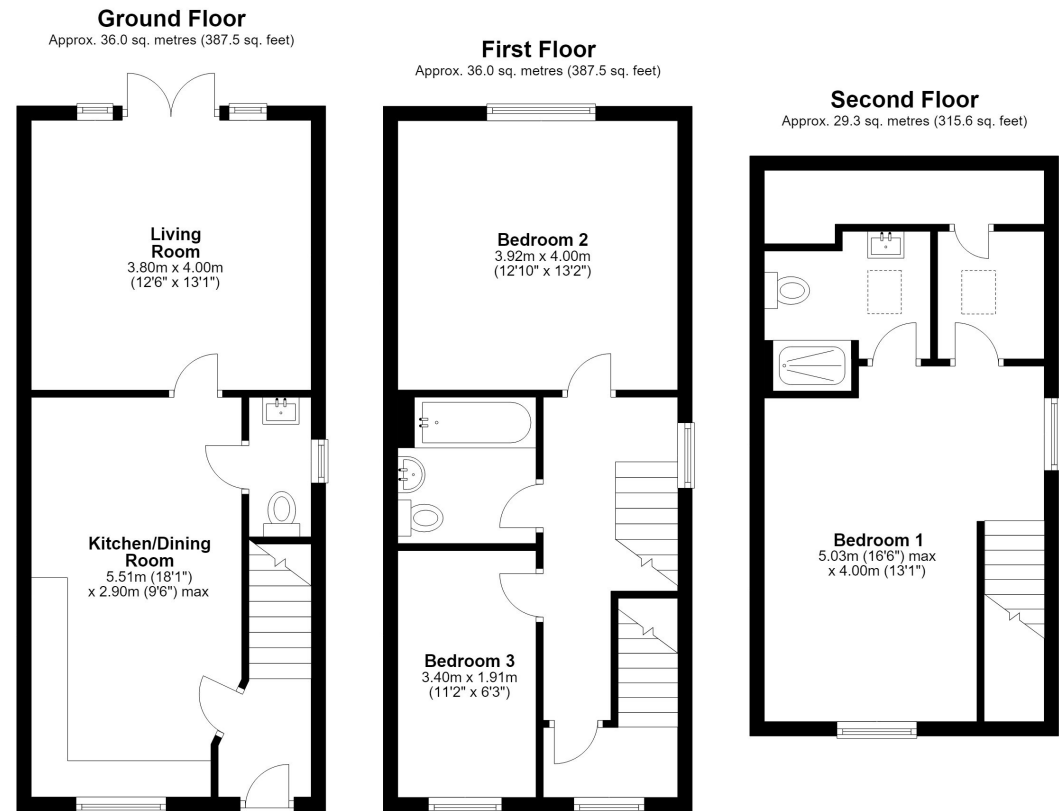
£310,000 Freehold — 3 bedroom semi-detached house

sales@cgpooks.co.uk

This beautifully presented semi-detached house offers well-proportioned and versatile accommodation over three floors, situated within a popular residential development, benefitting from a private landscaped garden and driveway parking.

KEY FEATURES

- Entrance hall with staircase to a light and spacious landing
- Lovely open plan kitchen/dining room, complete with a range of fitted units, integrated appliances, and access to the cloakroom/WC
- Good-sized living room with windows and glazed double doors onto the rear garden
- On the first floor are two bedrooms and a family bathroom with shower. Bedroom two is a particularly large double, and bedroom three is a generous single
- A hallway leads to a further staircase providing access to the second floor main bedroom, which has windows to two elevations, an en-suite shower room, and useful dressing room/walk-in wardrobe, as well as eaves storage
- uPVC double glazed windows and gas fired central heating
- Landscaped rear garden, laid to lawn with paved and gravelled sun terraces, useful timber garden store, and gated access to side
- Private driveway providing parking for two cars
- A quiet and convenient location on a popular development, just a short distance from some excellent local amenities, road links via the bypass, and less than two miles from the town centre



Total area: approx. 101.3 sq. metres (1090.5 sq. feet)









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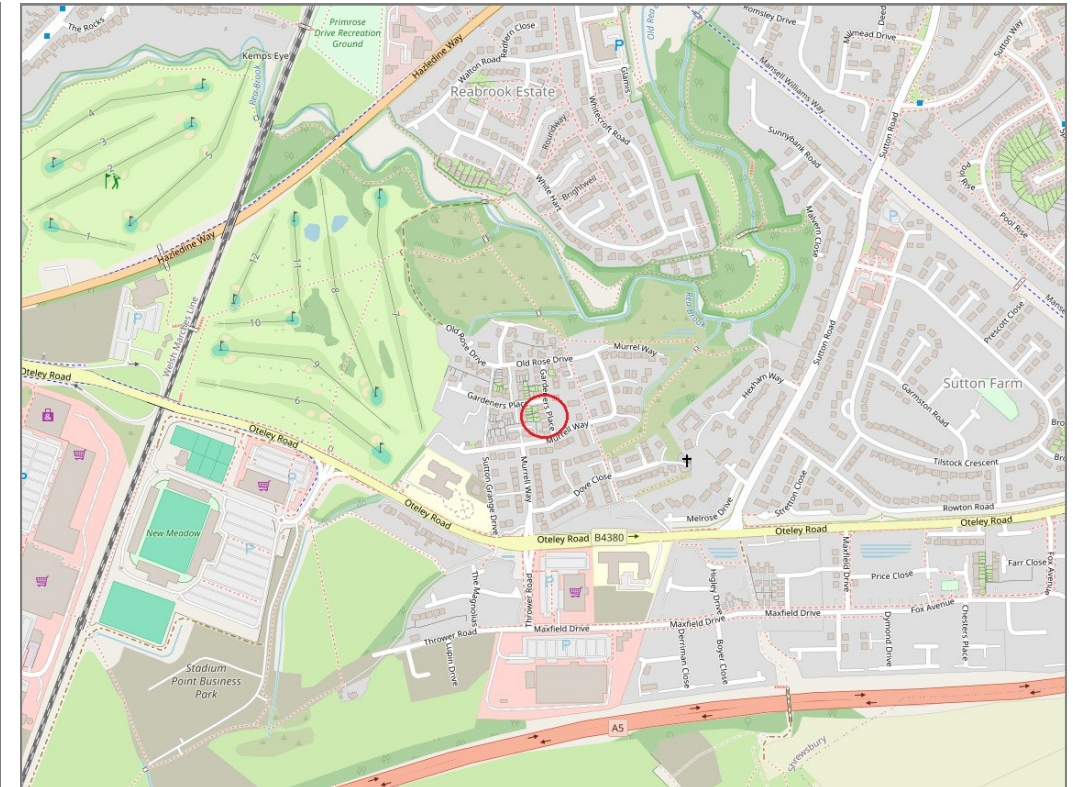
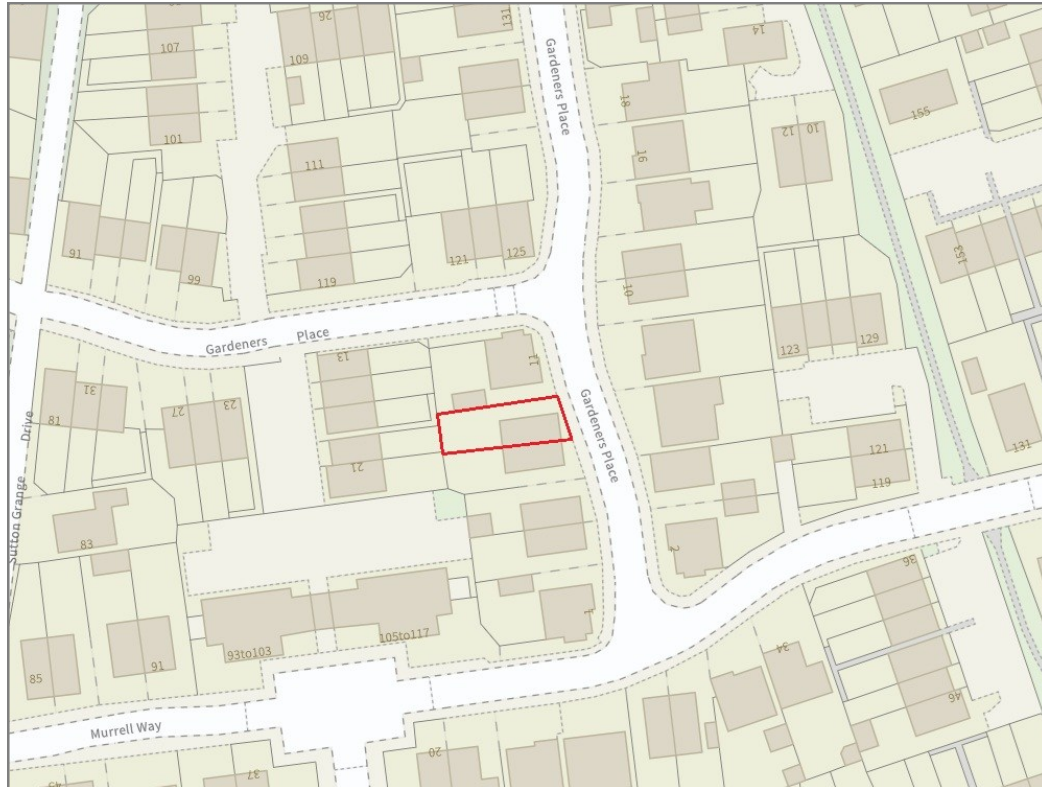
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BOUNDARIES NOT CONFIRMED

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

Expert mortgage advice available

3 Barker St, Shrewsbury SY1 1QF

Cooper Green Pooks
01743 276666



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

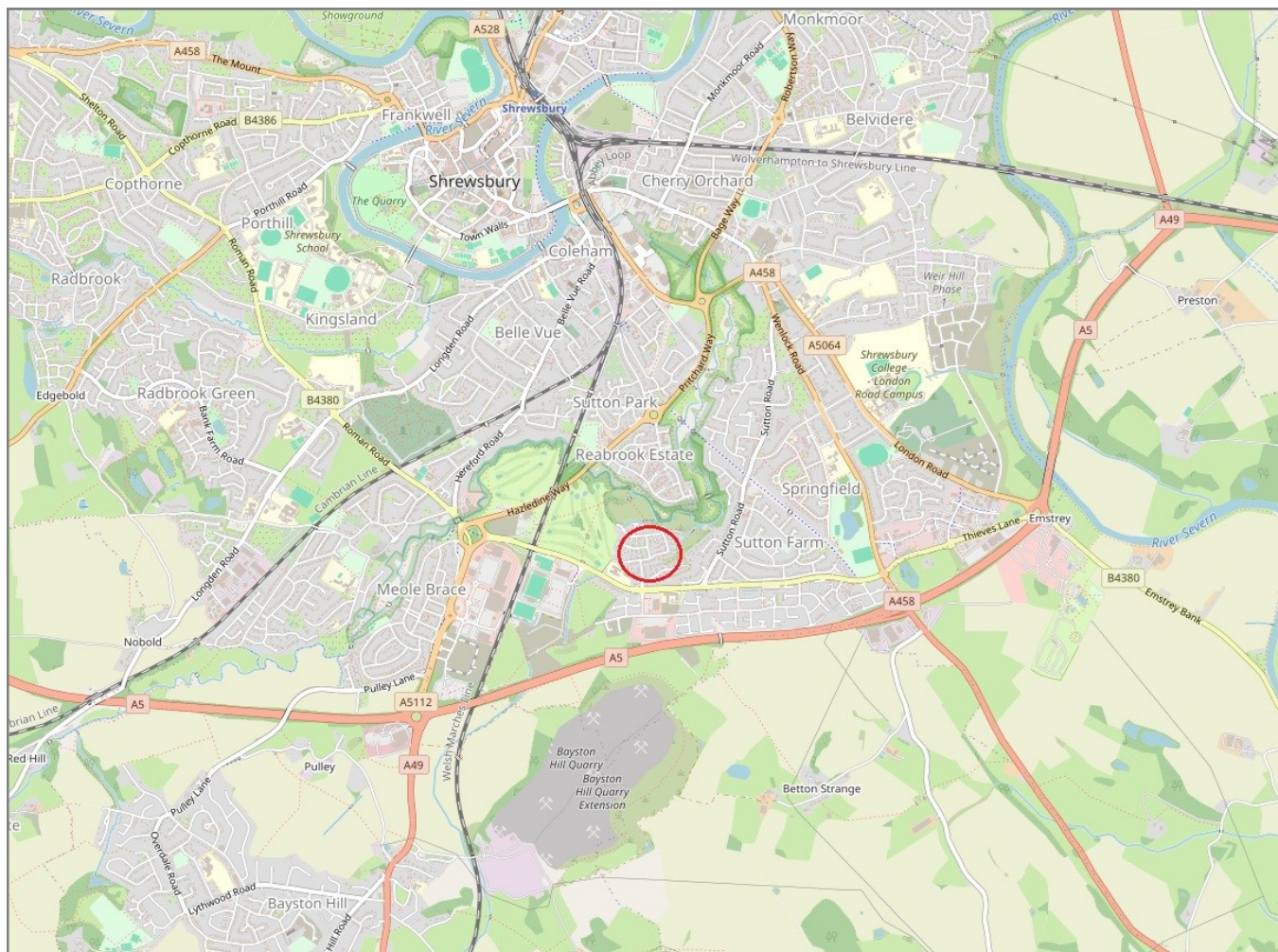
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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