SAMUEL WOOD

3 The Firs, Westfields Close, Baschurch, Shrewsbury, Shropshire, SY4 2EW

Offers In The Region Of £350,000

3 The Firs, Westfields Close

Baschurch, Shrewsbury, Shropshire, SY4 2EW

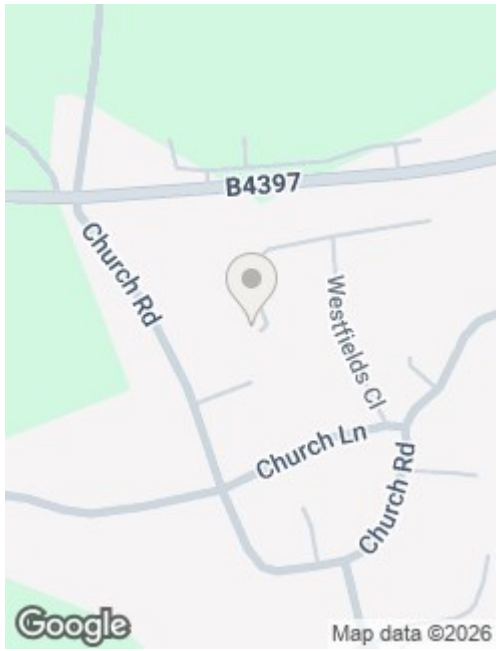
3 1 2 D

- Detached Three-Bedroom Bungalow
- Desirable Corner Cul-De-Sac Position
- Garage & Useful Storage Shed
- Updated Shower Room with Aqua Panelling
- Living Room with Garden Access
- No Onward Chain
- Extensive Driveway for 6/7 Cars
- Well-Kept Gardens with Side Access
- Kitchen with Breakfast Bar
- EPC Rating D

Situated in a desirable corner position within a quiet cul-de-sac, this detached three-bedroom bungalow offers spacious single-storey living, generous parking and well-kept gardens. The property is offered with no onward chain, making it an appealing choice for those seeking a straightforward move. A particular highlight is the extensive driveway, providing parking for around seven vehicles, together with a garage and gated access to both sides. The living room enjoys a feature fireplace and sliding doors opening onto the rear garden, while the kitchen has a breakfast bar and direct garden access. The updated shower room adds a contemporary touch, complemented by useful built-in storage. Set within the popular village of Baschurch with excellent local amenities including a doctors surgery, schools, pubs, shop and practical road links.

The bungalow provides well-proportioned and versatile accommodation throughout, all arranged on one convenient level. The living room features a fireplace and sliding doors opening onto the rear garden, creating a pleasant connection with the outside. The kitchen includes a breakfast bar and direct access to the garden, while the separate dining room provides an ideal space for meals and entertaining. There are three bedrooms, with one benefitting from built-in wardrobes, alongside an updated shower room with aqua panelling and a useful cloakroom WC. Heating is provided by a Firebird oil boiler, with the oil stored in a double-bunded tank.

The property occupies an attractive corner position within the cul-de-sac and benefits from well-kept gardens and an extensive driveway offering parking for around seven vehicles. The driveway is owned by the property, subject to a neighbour's right of way. There is also a garage, useful storage shed and gated side access to both sides, providing excellent practicality. The rear garden is easily accessible from both the kitchen and living room, making it well suited to outdoor relaxation and entertaining. The property is also conveniently situated close to the village tennis courts.



Directions

What3words: ///sprinkle.specifies.prouder

Services: We understand that the property has oil heating, mains electricity, mains water and mains drainage.

Broadband Speed: Basic 21 Mbps & Ultrafast 1000 Mbps
Results provided by Ofcom and correct at time of listing

Flood Risk: Very Low.

Tenure: We understand the tenure is Freehold.

Local Authority: Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury, Shropshire SY2 6ND. Tel 0345 678 9000

Council Tax Band: E

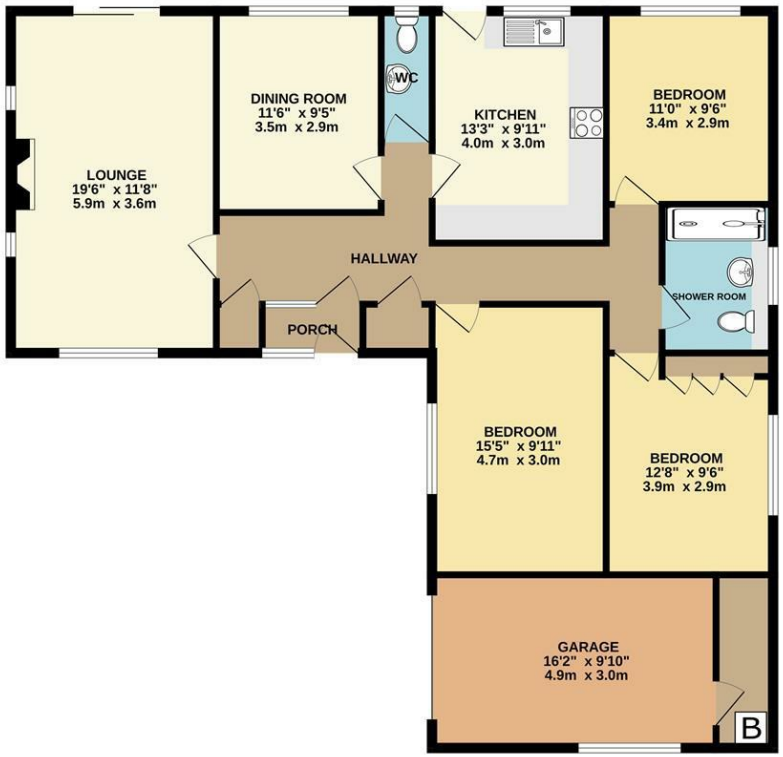
Mortgage Services: We offer a no obligation mortgage service through Hilltop Mortgage Solutions. Please ask a member of our team for further details.

Referral Services: Samuel Wood routinely refers vendors and purchasers to providers of conveyancing and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.

Anti-Money Laundering: To comply with these regulations, we are required to complete Anti-Money Laundering (AML) checks for all purchasers. We use Movebutler, a secure HMRC-approved platform by Credas, to make this process quick and easy on any device. A charge of £25pp will be collected by Movebutler, a link will be emailed to you when your offer has been accepted.

Floor Plans

GROUND FLOOR
1278 sq.ft. (118.8 sq.m.) approx.



TOTAL FLOOR AREA : 1278 sq.ft. (118.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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We take every care in preparing our sales details. They are checked and usually verified by the Vendor. We do not guarantee appliances, alarms, electrical fittings, plumbing, showers etc. You must satisfy yourself that they operate correctly. Room sizes are approximate; they are usually taken in metric and converted to imperial. Do not use them to buy carpets or furniture. We cannot verify the tenure, as we do not have access to the legal title; we cannot guarantee boundaries or rights of way so you must take the advice of your legal representative. No person in the employment of or representing Samuel Wood has any authority to make any representation or warranty whatever in relation to this property. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view. Applicants are advised that the majority of our shots are taken with a wide angle lens.