

BOWEN

PROPERTY SINCE 1862



Offers in the Region Of £195,000

1 Randalls Mews, Scotland Street, Ellesmere,
Shropshire, SY12 0ED

🛏 2 Bedrooms

🚿 1 Bathroom

1 Randalls Mews, Scotland Street, Ellesmere, Shropshire, SY12 0ED



General Remarks

A well presented and centrally located two bedroom semi detached property in the popular town of Ellesmere. 1 Randall Mews is tucked away off Scotland Street and provides spacious accommodation alongside off road parking, a garage and private rear gardens.

All local amenities are within easy walking distance while internally the property is warmed by gas fired central heating. Early inspection is highly recommended as the property is offered for sale with no onward chain.

Location: Located in the market town of Ellesmere in the heart of what is known as 'Shropshire's Lake District'. Ellesmere itself is a thriving market town with a comprehensive range of shops and amenities and idyllic surroundings for recreational use. Excellent Primary and Secondary schools along with the renowned Ellesmere College.

Easily accessible to the larger towns of Oswestry, Wrexham, Shrewsbury along with the City of Chester. Good road links from the A5 to the motorway network. Nearby Gobowen has a main line train station with links to Birmingham and beyond.



Looking for that perfect mortgage?

We can help you navigate your way into your new home with independent mortgage advice. For further assistance, simply contact any one of our friendly in office teams.

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

Accommodation

A part glazed uPVC door leads into:

Hall: Tiled floor, stairs to first floor landing and doors off to:

Living Room: 14' 8" x 10' 7" (4.46m x 3.22m)
Open fireplace, two radiators, tiled floor and TV point.

AGENTS NOTE: Viewing strictly by arrangement with the Agents. We would like to point out that all measurements set out in these sale particulars are approximate and are for guidance purposes only. We have not tested any apparatus, equipment, systems or services etc. and cannot confirm that they are in full working order or fit for their purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any fixtures or fittings, unless expressly itemised, form any part of the property offered for sale. While we endeavour to make our sale details accurate and reliable if there is anything of particular importance to you, please contact us.

Kitchen/Diner: 14' 8" x 8' 10" (4.46m x 2.70m)

Range of fitted base/eye level wall units with worktops over and inset stainless steel sink/drainage. Space for cooker with extractor hood over, space for fridge freezer and space/plumbing for washing machine. Ideal gas fired boiler, radiator, telephone point, understairs cupboard and partly glazed uPVC door to rear gardens.

Stairs to first floor landing: With doors off to:

Bedroom 1: 14' 8" x 10' 7" (4.47m x 3.23m) max

Two radiators and telephone point.

Bedroom 2: 8' 11" x 8' 5" (2.71m x 2.56m)

Built in airing cupboard with slatted shelving, separate storage cupboard, radiator and access to loft space.

Bathroom: 5' 10" x 5' 8" (1.78m x 1.72m)

Suite comprising panel bath with shower over, pedestal wash hand basin and low level flush w.c. Heated towel rail, extractor fan and aqua boarding to walls.





Garage: 16' 7" x 8' 5" (5.06m x 2.56m) Up/over door to front, pedestrian door to rear garden and light/power facilities laid on.

Gardens: At the rear of the property are enclosed gardens which include a paved patio, lawns, a flowering bed and mature tree. The gardens retain their privacy and also provide access to the garage.

Tenure: We are informed that the property is freehold subject to vacant possession on completion.

Services: We are informed that the property has mains electricity, gas, water and drainage connections.

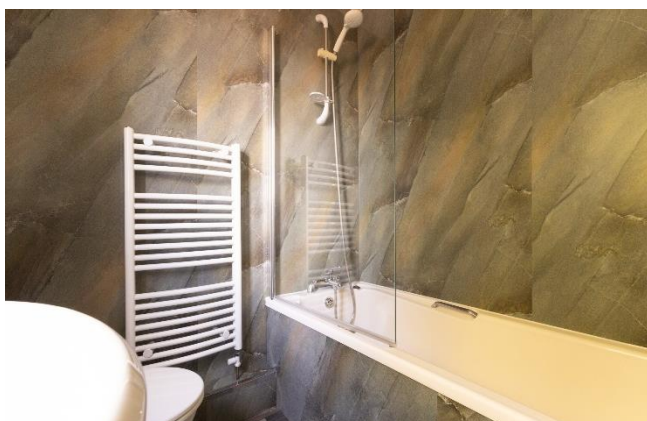
Council Tax Band: Council Tax Band - 'B'.

Local Authority: Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury, Shropshire. Tel: 0345 6789000.

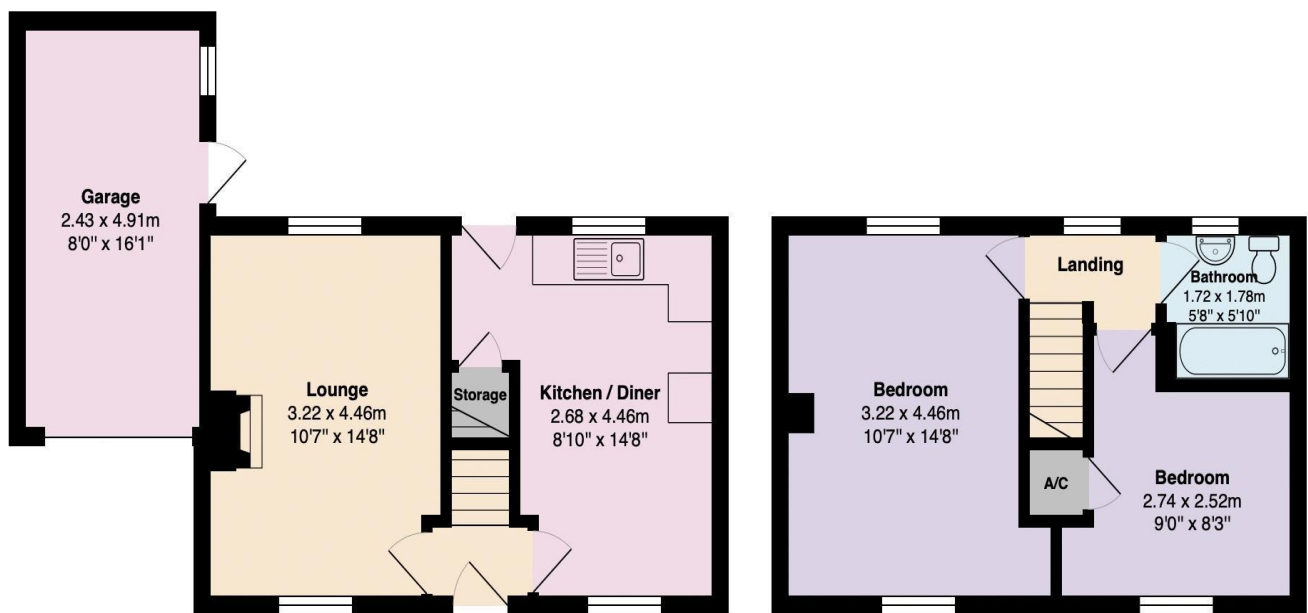
EPC Rating: EPC Rating - Band 'D' (62).

Directions: From the agent's office in The Square proceed along Scotland Street continue straight ahead over the roundabout signposted Oswestry. Proceed through the traffic lights and follow the road around to the right. The access roadway to the property can be found on the right hand side, after the property known as Sycamore House. Turn right here and the property will be seen in front of you.

<https://what3words.com/excusing.trainer.ratty>



1, Randalls Mews, Scotland Street, Ellesmere, SY12 0ED



Total Area: 62.6 m² ... 674 ft² (excluding garage)

All measurements are approximate and for display purposes only

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