



Grove Wood, 7 Chapel Lane, Yorton, Shrewsbury, SY4 3EY

3 bedroom detached house — £600,000 Freehold

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This very attractive property is located in a fantastic setting with extensive gardens, adjoining paddock and lovely rural views, whilst being easily accessible and just a 10 minute drive from Shrewsbury.

KEY FEATURES

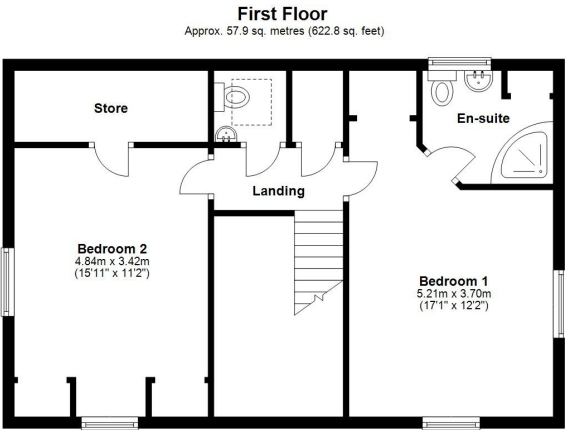
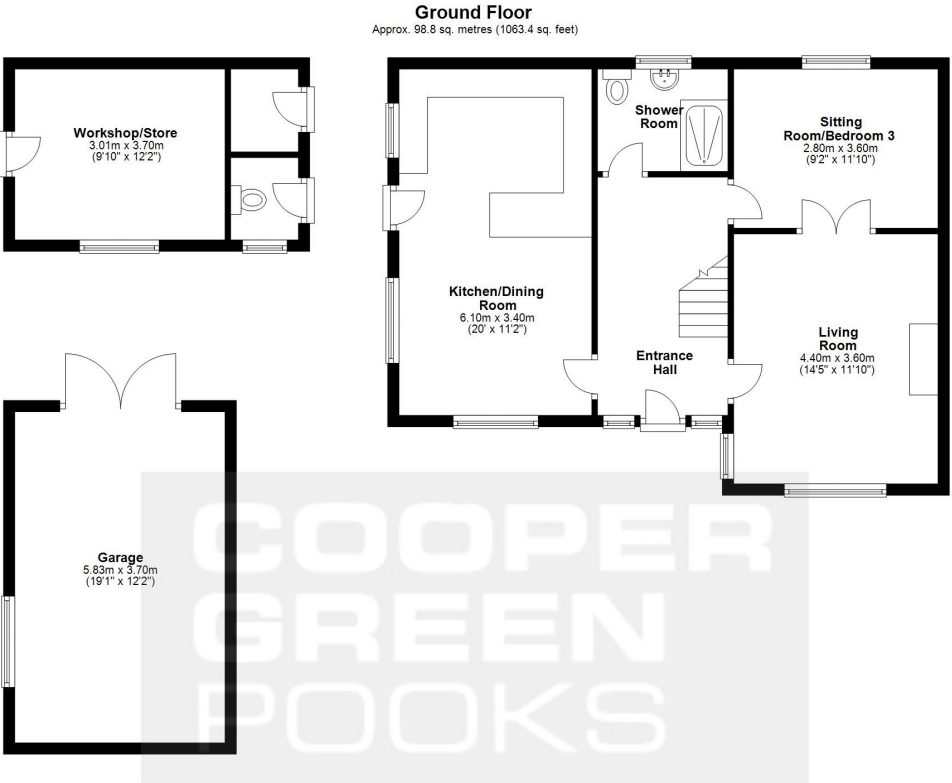
- Oak framed entrance porch connecting to hall
- Living room with feature exposed brick inglenook fireplace with Charnwood stove
- Sitting room/third bedroom which has double doors opening to living room
- Open plan kitchen/dining room with windows to two elevations and stable door to sun terrace. There is also wood effect flooring and a well fitted range of units to kitchen area
- Re-fitted ground floor shower room
- Staircase from hall to galleried landing with built in storage and access to two double bedrooms, one of which also has an en-suite shower room and both rooms have built in storage, as well as windows to front and side
- Double glazed windows and gas fired central heating. It is worth noting this property is very economical to run
- Gated access to an extensive gravelled driveway and parking area, which leads to the front of the property and also a large detached garage, along with an adjoining hardstanding area suitable for a caravan or motor home
- The impressive gardens have been beautifully landscaped and are laid to lawn with established beds and large sun terrace
- In addition to the gardens there is also an adjoining paddock included in the sale which extends to about a third of an acre
- There is a brick built outbuilding currently providing useful workshop space with separate store and WC. This does have great potential to provide additional accommodation or space for a home office
- Lovely location next to unspoilt countryside just a mile from the village of Harmer Hill and about 6 miles from Shrewsbury



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Total area: approx. 156.7 sq. metres (1686.2 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 PlanItUp.





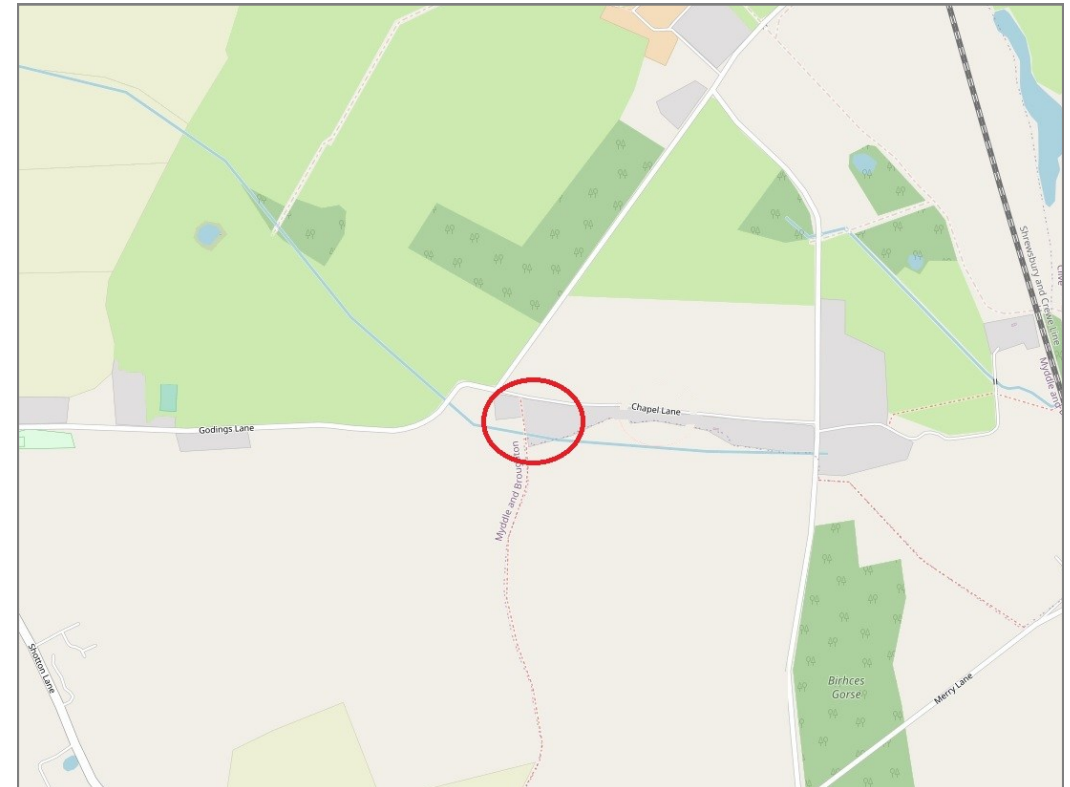






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Tenure	Freehold
Local Authority	Shropshire Council
Council Tax	Band D
EPC Band	Band D
Services	Mains water, electricity and gas are connected, private drainage system.

Expert mortgage advice available
3 Barker St, Shrewsbury SY1 1QF
Cooper Green Pooks
01743 276666

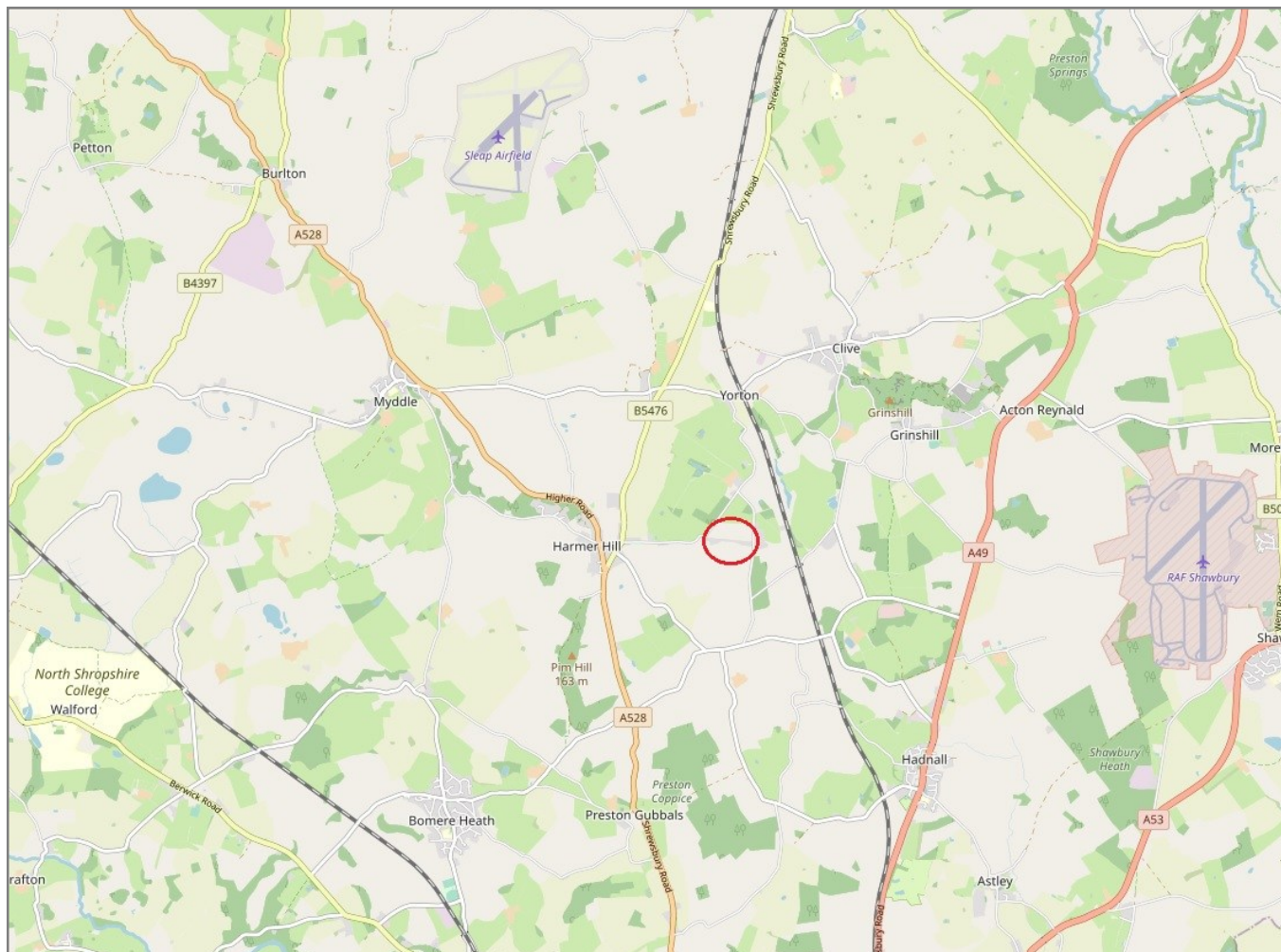


Your home may be repossessed if you do not keep up repayments on your mortgage.
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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