

11 BLAKES MEADOW

WEM, SHROPSHIRE | SY4 5XL

An Immaculate & Stylishly Presented Semi-Detached Home

Asking Price £240,000

WELCH
ESTATE AGENTS

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Stylish, Modern & Ready to Move Into

An immaculate and stylishly presented semi-detached home, set within a quiet and modern development on the fringe of Wem and finished to a high standard throughout.

11 Blakes Meadow has been carefully looked after by the current owners, creating a bright and well-balanced home that is ready to move straight into – ideal for first-time buyers, young families and downsizers alike.

The ground floor offers a welcoming reception hall, a cloakroom, a well-fitted kitchen/dining room and a living room with glazed double doors opening onto the garden. To the first floor are three bedrooms, including a main bedroom with en suite shower room, together with a family bathroom.

Outside, a side driveway provides private parking for two cars and the rear garden has been beautifully landscaped with lawn, established borders and paved sun terracing.







ACCOMMODATION

Well-planned, beautifully kept accommodation, finished to a high standard throughout.

Ground Floor

- Reception Hall with Tiled Flooring
- Cloakroom
- Living Room with Glazed Double Doors to Garden
- Kitchen/Dining Room with Integrated Appliances

First Floor

- Main Bedroom with Fitted Wardrobe & En Suite Shower Room
- Two Further Bedrooms
- Family Bathroom

Outside

- Driveway Parking for Two Cars
- Landscaped Rear Garden with Sun Terrace & Store

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Inside & Out

Living Spaces

A good-sized entrance hall with tiled flooring and a contemporary designer radiator leads to the main living areas and a cloakroom. The living room spans the rear of the house, with space for a dining table, a built-in store and full-length windows either side of glazed double doors to the garden.

The kitchen has tiled flooring to match the hall and an extensive range of fitted units with integrated appliances, with room for a breakfast table by the window.

Bedrooms & Bathrooms

A staircase rises from the hall to the landing, where there are three bedrooms and a family bathroom. The main bedroom has fitted wardrobes and its own en suite shower room.

Gardens & Parking

To the front, a pathway is flanked by shrubs, with a driveway to the side providing private parking for two cars. The very attractively landscaped rear garden has a lawn with irrigation system, established borders and paved sun terracing, together with a useful store included in the sale.

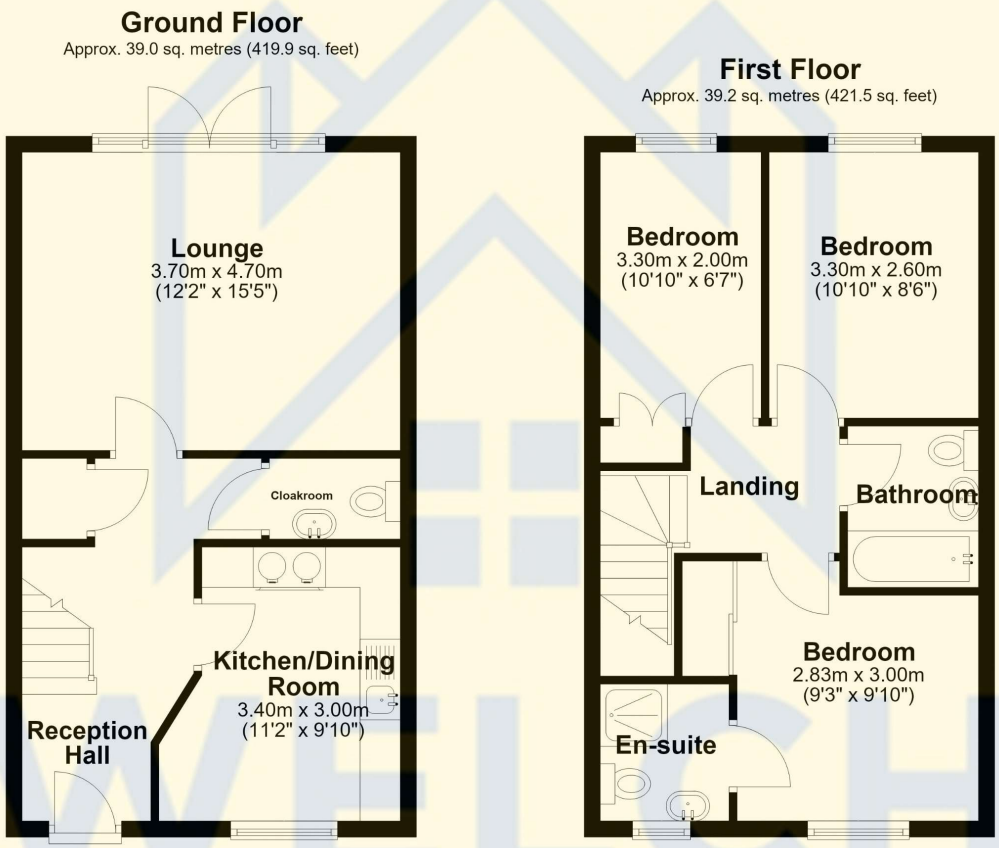








FLOOR PLAN



Total area: approx. 78.2 sq. metres (841.4 sq. feet)

LOCATION

Blakes Meadow is a quiet, modern development on the fringe of Wem, a popular North Shropshire market town. The High Street, with its independent shops, cafés, supermarkets and everyday services, is within walking distance, as are a good secondary school and the main line railway station, offering direct services to Shrewsbury and Crewe.

KEY INFORMATION

TENURE	COUNCIL TAX	EPC RATING
Freehold	Band B	C

uPVC double glazing and gas central heating.
Viewing strictly by appointment with Welch Estate Agents.

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