



The Lindens, Shifnal

£235,000



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Freehold | EPC rating: C

- ***NO UPWARD CHAIN***
- Private enclosed rear garden
- Close to shops & schools

- Three-bedroom semi-detached home
- Detached garage & carport

BELVOIR!

Property is personal

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Description

The Lindens, Shifnal

Situated in the highly desirable residential area of The Lindens, Shifnal, this three-bedroom semi-detached home offers spacious and practical accommodation with excellent potential for improvement. Whilst well maintained, the property is in need of decorative modernisation, presenting an ideal opportunity for buyers to update and personalise the accommodation to their own taste and requirements.

The property is approached via a driveway providing off-road parking and benefits from a carport to the side, leading to a detached garage, offering additional parking, storage, or workshop space. To the rear, there is a private enclosed garden, providing an attractive outdoor space for relaxation, entertaining, and family enjoyment.

The accommodation briefly comprises an entrance porch opening into a welcoming hallway, with stairs rising to the first floor. The fitted kitchen offers a range of wall and base units with space for appliances, while the generous lounge enjoys views over the rear garden and provides an excellent space for everyday living and entertaining.

To the first floor, the landing gives access to three bedrooms, including two well-proportioned doubles and a third bedroom suitable as a child's room, guest room, nursery, or home office. A family bathroom completes the accommodation.

The property enjoys a convenient location within easy reach of Shifnal town centre, which offers a wide range of shops, hostelryes, cafes, restaurants and a train station, providing excellent commuter links. A variety of other local amenities, recreational facilities and well-regarded schools are also close by, making this an ideal home for families, first-time buyers, investors and commuters alike.

Offering excellent potential in a sought-after location, early viewing is highly recommended to fully appreciate the accommodation, outside space and opportunity available.

FREEHOLD / COUNCIL TAX BAND B /EPC RATING C

AML Regulations: We are required by law to conduct anti-money laundering checks on all those buying a property, to comply with HMRC legislation and prevent criminal activity. These legally mandated checks are carried out by our partner Lifetime Legal, for which there is a nominal charge of £60 (including VAT), which you pay directly to them and covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance, ahead of us issuing a memorandum of sale, directly to Lifetime Legal, and is non-refundable.

Floorplan



Rooms

Entry

1.78m x 0.78m (5'10" x 2'7")

Hallway

3.53m x 1.77m (11'7" x 5'10")

Kitchen

3.55m x 2.99m (11'7" x 9'10")

Living Room

4.92m x 3.36m (16'1" x 11'0")

Landing

2.67m x 0.86m (8'10" x 2'10")

Bedroom One

3.55m x 3m (11'7" x 9'10")

Bedroom Two

3.35m x 3.02m (11'0" x 9'11")

Bedroom Three

1.83m x 1.78m (6'0" x 5'10")

Bathroom

1.82m x 1.64m (6'0" x 5'5")

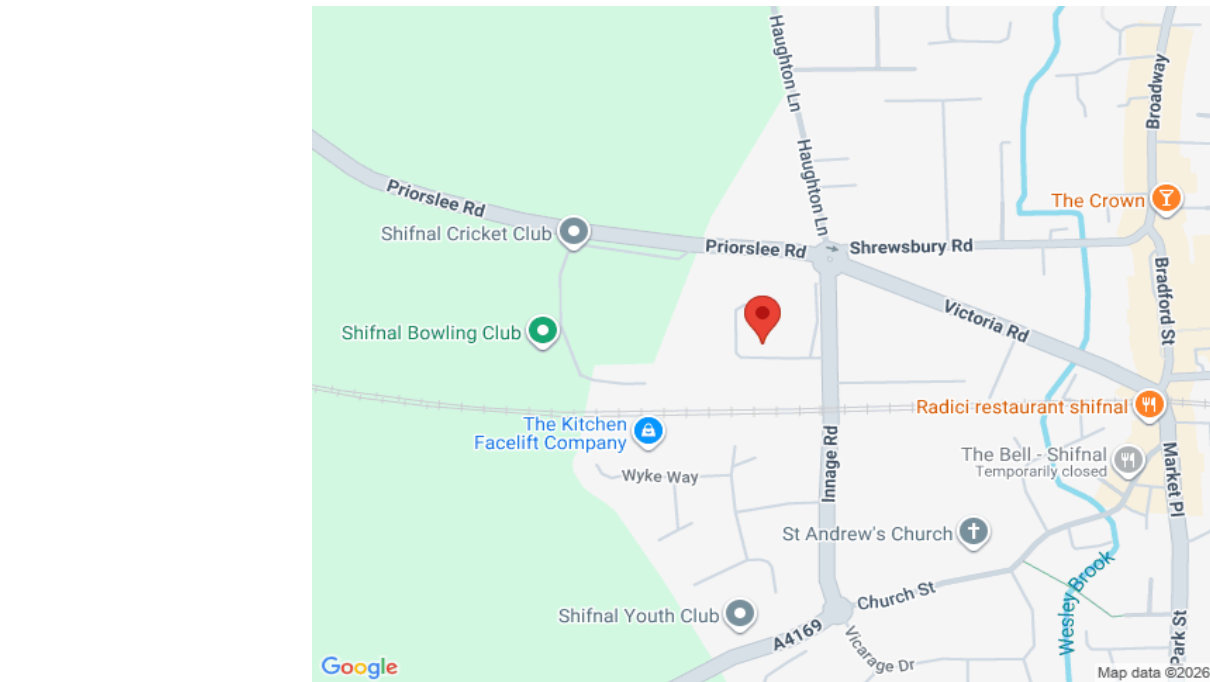
Garage

5.64m x 3.11m (18'6" x 10'2")

Photographs



Map



Notes

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.