

4 Chapel Street Wem SY4 5ER



1 Bedroom Apartment
Offers In The Region Of £99,950

The features

- SPACIOUS GROUND FLOOR APARTMENT
- GAS CENTRAL HEATING AND DOUBLE GLAZING
- GOOD SIZED LOUNGE
- DOUBLE BEDROOM AND SHOWER ROOM
- NO UPWARD CHAIN
- ENVIABLE LOCATION A STROLL FROM AMENITIES
- PERFECT FOR INVESTOR OR FIRST TIME BUYER
- KITCHEN/DINING ROOM
- ENCLOSED COURTYARD GARDEN
- EPC RATING C



***** SPACIOUS GROUND FLOOR APARTMENT *****

An ideal opportunity to purchase this spacious Apartment, perfect for first time buyer or investor.

Located in the heart of the popular market Town with an excellent range of amenities on hand and a short stroll from the Railway Station with links to Shrewsbury, Crewe and London.

The accommodation briefly comprises good sized Lounge, Kitchen/Dining Room, double Bedroom and Bathroom.

The property has the benefit of gas central heating and enclosed courtyard garden area.

No upward chain.

Property details

LOCATION

The property occupies an enviable position in the popular North Shropshire Market Town. Wem boasts excellent facilities including Supermarket, Post Office, Town Hall, Churches and Doctors along with a Railway Station with links to Crewe and London and to the nearby County Town of Shrewsbury.

LOUNGE

having large window to the front, fire surround housing ornamental living flame fire, media point, radiator.

KITCHEN/DINING ROOM

Fitted with range of units incorporating single drainer sink set into base cupboard. Further range of cupboards and drawers with work surfaces over and having inset 4 ring hob with oven and grill beneath and space for appliances. Window overlooking the courtyard, ample space for dining table, radiator.

BEDROOM

A generous sized double room having windows overlooking the front, radiator.

BATHROOM

with suite comprising panelled bath with shower unit over, wash hand basin and WC. Complementary tiled surrounds, radiator.

COURTYARD GARDEN

An enclosed seating area with gate to the rear.

GENERAL INFORMATION

TENURE

We are advised the property is Leasehold with a share of the Freehold and would recommend this is verified during pre-contract enquiries.

SERVICES

We are advised that all main services are connected and would recommend this is verified.

COUNCIL TAX BANDING

As taken from the Gov.uk website we are advised the property is in Band A - again we would recommend this is verified during pre-contract enquiries.

FINANCIAL SERVICES

We are delighted to work in conjunction with the highly reputable 'My Simple Mortgage' who offer FREE independent advice and have access to the whole market place of Lenders. We can arrange for a no obligation quote or please visit our website Monks.co.uk where you will find the mortgage calculator.

<https://monks.co.uk/buy/mortgage-calculator/>

LEGAL SERVICES

Again we work in conjunction with many of the Counties finest Solicitors and Conveyancers. Please contact us for further details and competitive quotations.

REMOVALS

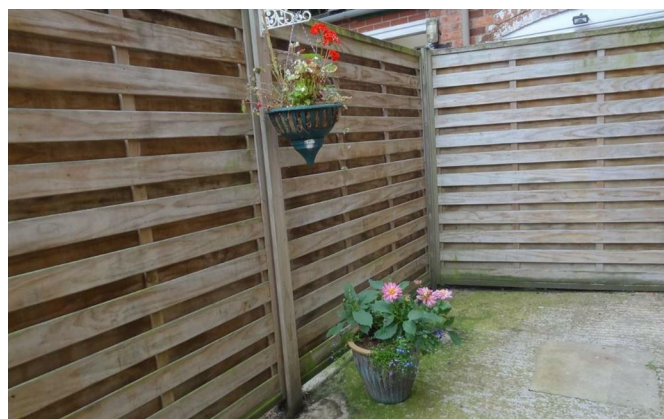
We are proud to recommend Daniel and his team at Homemaster Removals. Please contact us for further details.

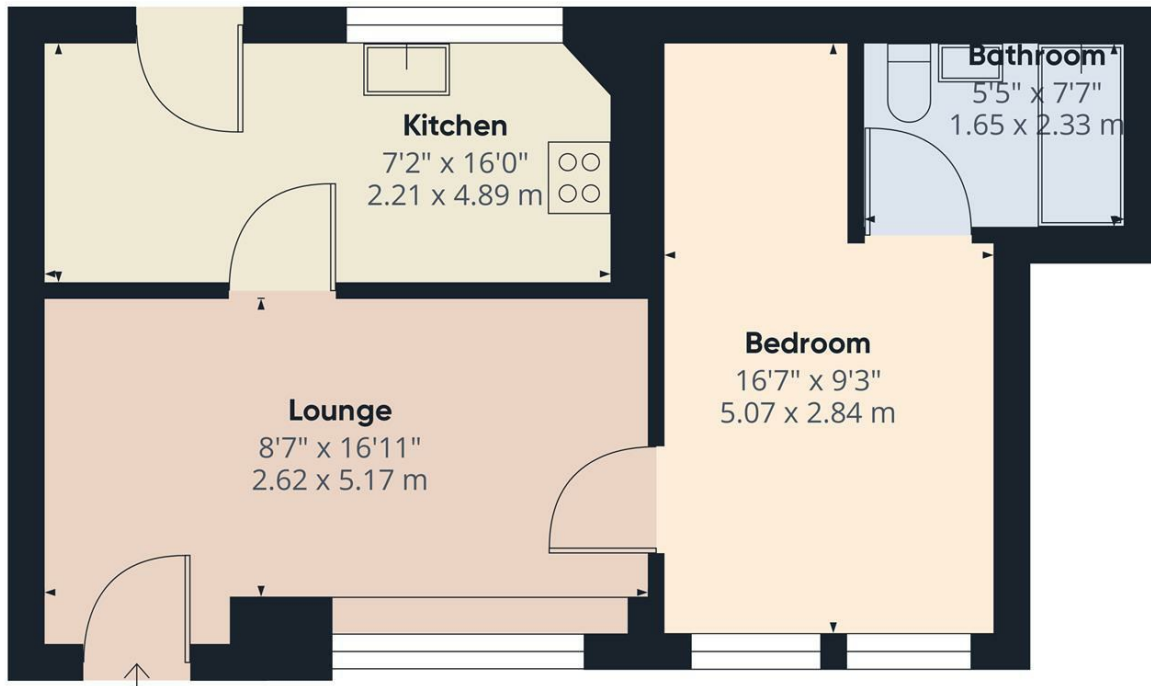
NEED TO CONTACT US

We are available 8.00am to 8.00pm Monday to Friday, 9.00 am to 4.00pm on a Saturday and 11.00am to 2.00pm on Sunday, maximising every opportunity to find your new home.

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Offers In The Region Of £99,950




Approximate total area⁽¹⁾

452.08 ft²
42 m²

Reduced headroom

0.09 ft²
0.01 m²

(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



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We're available 7 days a week

HOME – four words that define who,
and what we are:

Honest, Original, Motivated, Empathetic

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Monks for themselves and for the vendors of this property, whose agents they are give notice that:

- These particulars provide a general outline only for the guidance of intended purchasers and do not constitute part of an offer or contract.

- All descriptions, dimensions and distances are approximate, references to state and condition, relevant permissions for use and occupation and other details are provided in good faith and believed to be correct.

- No person in the employment of Monks has any authority to make or give any representation or warranty whatever in relation to this property.

- Electricians and other appliances mentioned in these particulars have not been tested by Monks. Therefore prospective purchasers must satisfy themselves as to their working order.