

89 Pyms Road Wem SY4 5UU



2 Bedroom Bungalow - Detached
Offers In The Region Of £235,000

The features

- TWO BEDROOM DETACHED BUNGALOW
- EXCELLENT RANGE OF AMENITIES ON HAND
- KITCHEN AND SUN ROOM
- AMPLE PARKING AND GARAGE
- VIEWING RECOMMENDED.
- ENVIABLE LOCATION ON THE EDGE OF THE TOWN
- GOOD SIZED LOUNGE/DINING ROOM
- 2 DOUBLE BEDROOMS AND SHOWER ROOM
- NEATLY KEPT REAR GARDEN
- EPC RATING B



*** DETACHED BUNGALOW WITH GARAGE ***

This 2 double bedroom detached Bungalow is perfect for those looking to downsize to single storey living.

Occupying an enviable position on the edge of this popular location in the heart of the popular market Town of Wem, ideal for commuters being a short distance from the Railway Station with links to Shrewsbury, Crewe and London.

The accommodation briefly comprises Reception Hall, Lounge/ Dining Room, Kitchen, Sun Room, 2 double Bedrooms and Shower Room.

The property has the benefit of gas central heating, double glazing, driveway with parking, garage and enclosed rear garden.

Viewing recommended.

Property details

LOCATION

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

ENTRANCE HALL

Sealed unit double glazed door opens to Reception Hall with radiator and further door to

LOUNGE/DINING ROOM

with window overlooking the garden, wooden fire surround with marble hearth having space for fire, media point, radiator.

KITCHEN

fitted with range of units incorporating one and half bowl sink set into base cupboard. Further range of cupboards and drawers with work surfaces over and having space for cooker and fridge/freezer. Matching range of eye level wall units, window to the side. Door opening to

SUN ROOM

with door leading to the garden and personal door to garage.

INNER HALL

Off which lead

BEDROOM 1

with window to the front, airing cupboard and double wardrobe, radiator.

BEDROOM 2

with window overlooking the front, fitted double wardrobe and open fronted shelving, radiator.

SHOWER ROOM

with suite comprising tiled shower cubicle, wash hand basin and WC. Complementary tiled surrounds, radiator, window to the side.

OUTSIDE

The property is set back from the road and approached over driveway with parking for several cars and leading to the Garage with up and over door and personal door to Sun Room. The Rear Garden is laid to paved sun terrace and lawn with well stocked flower and shrub beds and enclosed with wooden fencing.

GENERAL INFORMATION

TENURE

We are advised the property is Freehold . We would recommend this is verified during pre-contract enquiries.

SERVICES

We are advised that all main services are connected.

COUNCIL TAX BANDING

As taken from the Gov.uk website we are advised the property is in Band B- 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.

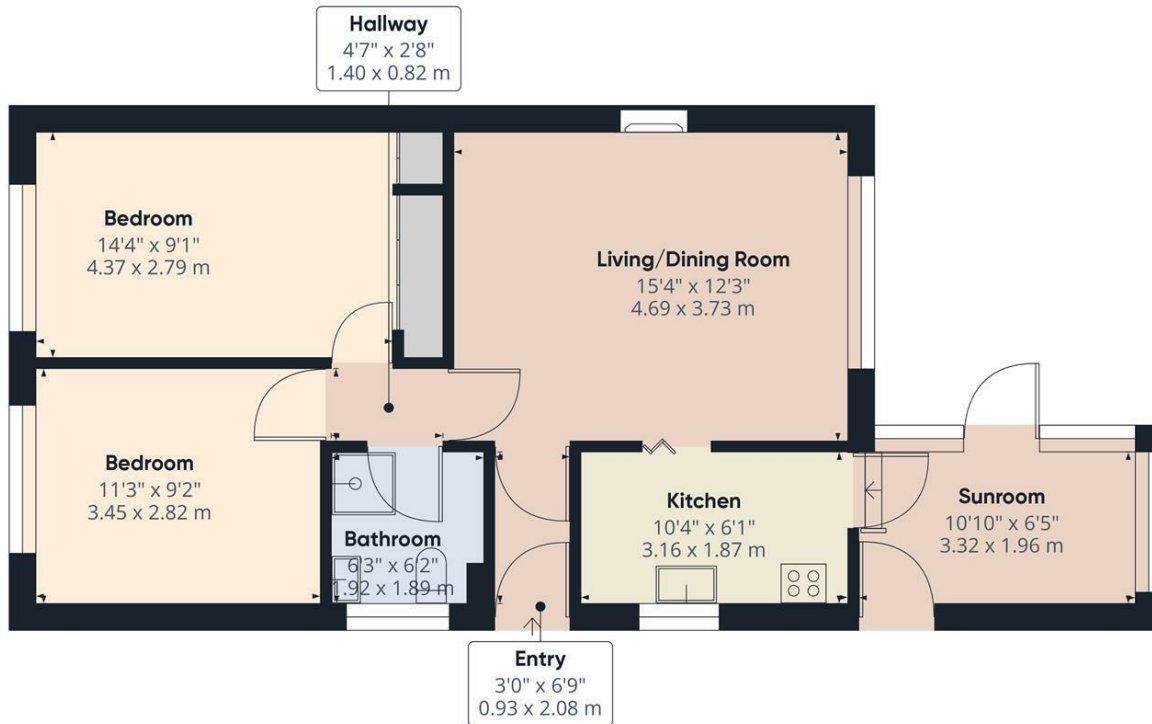
NEED TO CONTACT US

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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Approximate total area¹⁾
669.23 ft²
62.17 m²

(1) Excluding balconies and terraces

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

GIRAFFE 360



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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		89
(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 (CO ₂) 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	

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