

# 1 Sansaw Road Clive Shrewsbury SY4 3JT



2 Bedroom House - Semi-Detached  
£950 PCM

## The features

- NEWLY RENOVATED 2 BEDROOM SEMI DETACHED COTTAGE
- ENTRANCE HALL
- KITCHEN
- LARGE BATHROOM
- DRIVEWAY PARKING FOR MULTIPLE CARS
- OIL FIRED CENTRAL HEATING
- TWO RECEPTION ROOMS
- TWO DOUBLE BEDROOMS
- GENEROUS GARDENS
- EPC RATING E



## **\*\*NEWLY RENOVATED 2 BEDROOM SEMI DETACHED COTTAGE\*\***

**An attractively presented two bedroom semi-detached home offering excellent spacious accommodation, situated in an idyllic rural location on the edge of Clive. Accommodation briefly comprises: Entrance hallway, Two Reception Rooms, Newly fitted Kitchen, Two Double Bedrooms, Large Bathroom. Driveway parking and generous gardens laid to lawn. Marketed for and on behalf of Sansaw Estate.**

### **Property details**

**ENTRANCE HALL**

**RECEPTION ROOM 1**

**RECEPTION ROOM 2**

**KITCHEN**

**STAIRS AND LANDING**

**BEDROOM 1**

**BEDROOM 2**

**BATHROOM**

**OUTSIDE**

**1 Sansaw Road, Clive, Shrewsbury, SY4 3JT.**

**2 Bedroom House - Semi-Detached**  
**£950 PCM**





## Judy Bourne

Director at Monks  
judy@monks.co.uk

### Get in touch

Call. 01743 361422  
Email. info@monks.co.uk  
Click. [www.monks.co.uk](http://www.monks.co.uk)

### Shrewsbury office

10a-11 Shoplatch,  
Shrewsbury, Shropshire, SY1

### 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		100
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F	42	
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> 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.
- Electrics and other appliances mentioned in these particulars have not been tested by Monks. Therefore prospective purchasers must satisfy themselves as to their working order.