

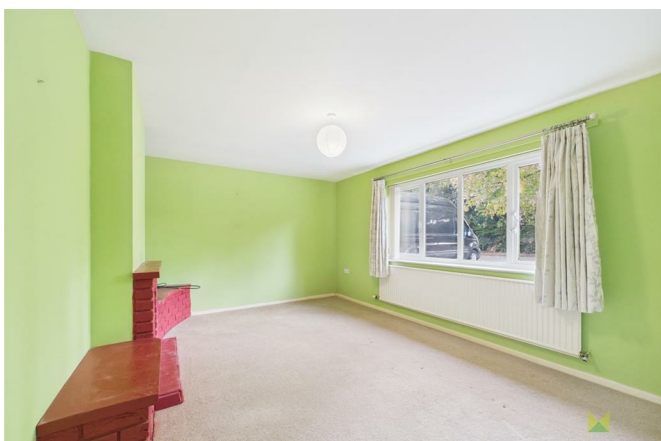
37 Gains Avenue Bicton Heath Shrewsbury SY3 5AN



2 Bedroom Bungalow - Detached
Offers In The Region Of £280,000

The features

- EXCELLENT 2 BEDROOM DETACHED BUNGALOW
- DRIVEWAY WITH PARKING AND GARAGE
- HALL, LOUNGE, DINING ROOM, REFITTED KITCHEN
- FURTHER BEDROOM AND REFITTED SHOWER ROOM
- NO UPWARD CHAIN
- MODERN KITCHEN, SHOWER ROOM AND CLOAKROOM
- IDEAL FOR THOSE LOOKING TO DOWNSIZE
- PRINCIPAL BEDROOM WITH CLOAKROOM
- VIEWING HIGHLY RECOMMENDED
- EPC RATING C



***** ATTRACTIVE MODERNISED 2 BEDROOM DETACHED BUNGALOW *****

An excellent opportunity to purchase this spacious detached bungalow which has the benefit of a recently fitted Kitchen, Bathroom and Cloakroom and is ideal for those buyers looking to retire and downsize.

Occupying an enviable position on this much sought after location on the edge of the Town, ideal for commuters with ease of access to the A5/M54 motorway network. There are excellent facilities on hand and is a short walk from the Royal Shrewsbury Hospital and amenities.

The accommodation briefly comprises Reception Hall, Lounge, separate Dining Room, attractive Kitchen/Breakfast Room, Conservatory, Principal Bedroom with en suite Cloakroom, further double Bedrooms and re-fitted Shower Room.

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

Viewing highly recommended and offered for sale with no upward chain.

Property details

LOCATION

Occupying an enviable position on this much sought after location on the edge of the Town, ideal for commuters with ease of access to the A5/M54 motorway network. There are excellent facilities on hand and is a short walk from the Royal Shrewsbury Hospital and amenities.

RECEPTION HALL

Double glazed entrance door opens to Entrance Vestibule with tiled floor and leading into Reception Hall, radiator, Airing Cupboard.

LOUNGE

A generous sized room with window to the front, brick style fireplace with point for ornamental fire, radiator.

DINING ROOM

having window overlooking the garden, radiator.

KITCHEN

Fitted with range of cream fronted shaker style units incorporating single drainer sink with mixer taps set into base cupboard with work surface extending to the side for breakfast bar seating area and having integrated dishwasher. Further range of cupboard and drawers with work surfaces over and having inset 4 ring hob with extractor hood over and pan and cutlery drawers beneath, eye level double oven, grill and microwave with storage above and below and larder unit to the side. Space for appliances, tiled surrounds and eye level wall units, radiator, windows to the rear and side, door to garden.

CONSERVATORY

being of sealed unit double glazed construction with door to garden.

BEDROOM 1

A generous sized room with window to the front, dressing area, radiator.

ENSUITE CLOAKROOM

with WC and wash hand basin, complementary tiled surrounds radiator.

BEDROOM 2

with window overlooking the garden, radiator.

SHOWER ROOM

Attractively re-fitted with suite comprising large shower cubicle with direct mixer shower unit, wash hand basin set into vanity with storage and concealed WC. Complementary tiled surrounds, heated towel rail, window to the side.

OUTSIDE

The property is approached over driveway with parking and leading to the garage. Gravelled forecourt area with established shrub and specimen trees. Side pedestrian access leads around to the Rear Garden which has a paved sun terrace and shaped lawn with well stocked flower, shrub and herbaceous beds, enclosed with wooden fencing. Vegetable garden area.

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 C - again we would recommend this is verified during pre-contract enquiries.

FINANCIAL SERVICES

We are delighted to work in conjunction with the highly reputable 'Ellis-Ridings Mortgage Solutions' 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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Get in touch

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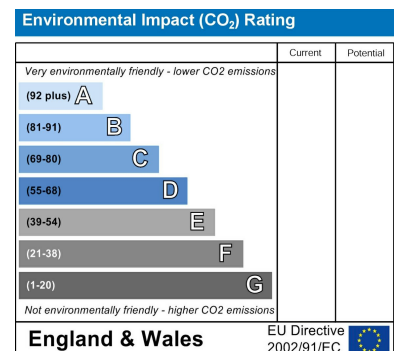
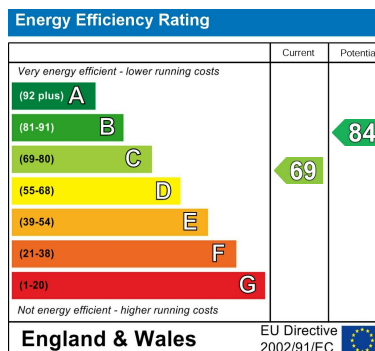
Shrewsbury office

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



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