

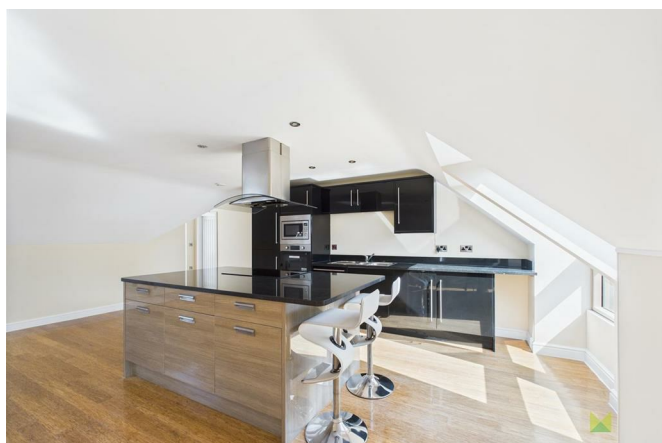
12 Stuart Court Copthorne Road Shrewsbury SY3 8NL



2 Bedroom Apartment - Penthouse
Offers In The Region Of £229,000

The features

- IMPRESSIVE 2 BEDROOMED PENTHOUSE
- ENVIABLE LOCATION A SHORT STROLL FROM THE TOWN CENTRE
- CONTEMPORARY KITCHEN WITH APPLIANCES
- NO UPWARD CHAIN
- EPC RATING D
- SECURE GATED COURTYARD WITH ALLOCATED PARKING
- LARGE OPEN PLAN LIVING/DINING/KITCHEN
- 2 BEDROOMS AND JACK AND JILL BATHROOM
- VIEWING HIGHLY RECOMMENDED



***** FABULOUS PENTHOUSE WITH SECURE PARKING *****

An excellent opportunity to purchase this impressive 2 bedroom Penthouse set within in secure gated courtyard location - offered for sale with no upward chain and the perfect lock up and go.

Occupying an enviable position in the heart of this popular Conservation area, a short stroll from Frankwell, the Town Centre, Railway Station and Riverside walks. For commuters there is ease of access to the A5/M54 motorway network.

The accommodation briefly comprises secure communal Entrance Hall, personal Reception Hall, lovely, light open plan Living/Dining/Kitchen, Kitchen area with contemporary units and appliances, 2 Bedrooms and well appointed Bathroom.

Allocated parking within gated courtyard.

Viewing highly recommended.

Property details

LOCATION

The property occupies an enviable position in this much sought location a short walk from the Town Centre, Schools and famous Quarry park. There are excellent amenities on hand and for commuters there is ease of access to the A5/M54 motorway network.

SECURE COMMUNAL ENTRANCE

Spacious Reception Hall with post boxes and stairs leading to the Second Floor Landing.

ENTRANCE VESTIBULE

with further door opening to

RECEPTION HALL

having Velux roof light, cloaks cupboard.

IMPRESSIVE OPEN PLAN LIVING/DINING/KITCHEN

An excellent sized room flooded with light from several velux windows and roof lights. Large Living/Dining space with media point.

The Kitchen is attractively fitted with range of contemporary high gloss fronted units incorporating undermount sink set into base cupboard. Further range of cupboards and drawers with granite work surfaces over and having integrated washing machine and fridge freezer each with matching fascia panels. Eye level double oven and grill with cupboards above and below and further range of wall mounted units. Breakfast island with inset hob with additional storage cupboards and drawers beneath and over hang seating area.

Wooden floor covering throughout, electric heaters.

BEDROOM 1

A generous double room with velux window, fitted double wardrobe with mirror fronted sliding doors and Airing cupboard. Electric heater.

JACK AND JILL BATHROOM

A well appointed room with suite comprising panelled bath, shower cubicle, wash hand basin and WC. Complementary tiled surrounds, heated towel rail, feature glazed roof light.

BEDROOM 2

with velux windows, electric heater.

OUTSIDE

Secure gated access leads to car park with allocated parking.

SERVICES

We are advised that mains water, electricity and drainage are connected.

GENERAL INFORMATION.

TENURE

We are advised the property is Leasehold and subject to a 199 year lease. with 183 years remaining. Annual Service charge of £800.00. We would recommend this is verified during pre-contract enquiries.

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 '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

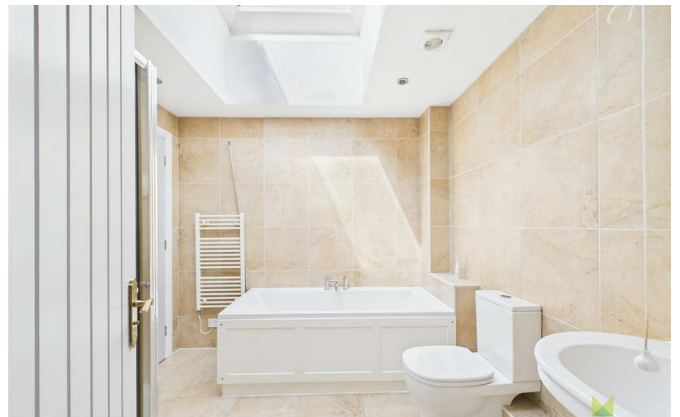
We are proud to recommend Daniel and his team at Homemaster Removals. Please contact us for further details.

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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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

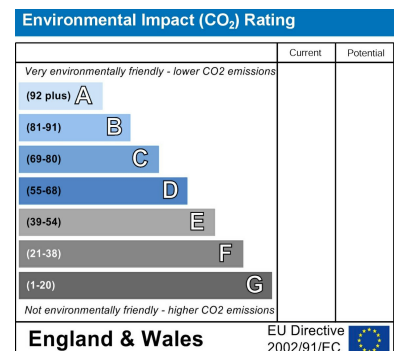
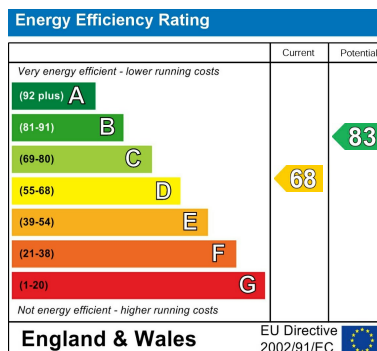
Shrewsbury office

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



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.
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