

5 Harley Drive, Condover, Shrewsbury, Shropshire, SY5 7AY

www.hbshrop.co.uk



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All rents, premiums or other financial arrangements and charges stated are exclusive of value added tax. The Property Misdescriptions Act Holland Broadbridge for themselves and for the vendors or lessors of this property whose agents they are give notice that:

1. These particulars are set out as a general outline only for the guidance of intended purchasers or lessors and do not constitute part of an offer or contract.
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Offers In The Region Of £285,000

Viewing: strictly by appointment through the agent

Occupying a pleasing position this is an improved, spacious and well presented three bedroom semi detached family home. The property boast pleasing features some which include: attractive lounge, re-fitted kitchen/diner, utility room, large rear enclosed gardens, driveway and gas fired central heating. Condover is a sought after village location South of Shrewsbury and is well placed for easy access to the Shrewsbury bypass linking up to the M54 motorway network, Meole Brace retail park and Shrewsbury town centre. Early viewing comes highly recommended by the selling agent.

Accommodation

Entrance hallway, lounge, re-fitted kitchen/diner, utility room, cloakroom, first floor landing, three bedrooms, wet room with separate bath, driveway, large rear enclosed gardens with summerhouse, upvc double glazing, gas fired central heating. Viewing is recommended.

Upvc double glazed entrance door with upvc double glazed window to side gives access to:

Hallway

Having upvc double glazed window, under-stairs recess, radiator, dado rail.

Wooden framed glass panelled door from hallway gives access to:

Lounge

15'5 x 12'0
Having upvc double glazed window to front, radiator, wood effect flooring, attractive brick hearth with inset timber above.

Wooden framed glazed doors from lounge and wooden framed glazed panelled door from hallway gives access to:

Re-fitted kitchen/diner

15'3 x 8'11
Having a range of eye level and base units with built-in cupboards and drawers, integrated oven, four ring gas hob with cooker canopy over, glass display cabinet, tiled effect flooring, upvc double glazed window to rear, fitted worktops, space for appliances.

Part glazed door from kitchen/diner gives access to:

Utility room

7'4 x 5'10
Having base units, fitted drawers, space for appliances, fitted worktop with inset sink, tiled splash surround, upvc double glazed door giving access to rear gardens, upvc double glazed window to side.

Door from utility room gives access to:

Cloakroom

Having WC with hidden cistern, upvc double glazed window.

AGENTS NOTE: This cloakroom is not plumbed in however, the vendors have stated that prior to completion of sale if buyers require this to be plumbed this would be undertaken.

Stairs from hallway gives access to:

First floor landing

Having upvc double glazed window.

Doors from first floor landing give access to: Three bedrooms and re-fitted wet room with bath.

Bedroom

12'4 x 12'0
Having upvc double glazed window to front, radiator.

Bedroom

12'3 x 10'0 excluding wardrobe recess
Having upvc double glazed window to rear, radiator.

Bedroom

8'5 x 8'3
Having upvc double glazed window to front, stair-head, wood effect flooring.

Wet room with bath

Having wall mounted shower, pedestal wash hand basin, roll top style bath, low flush WC, non-slip floor covering, heated chrome style towel rail, two upvc double glazed windows, loft access, recessed spotlights and extractor fan to ceiling.

Outside

To the front of the property there are modern stoned raised beds. To the side of this there is a generous tarmac driveway which leads to the side of the property.

Rear gardens

The rear gardens are pleasing feature of the property being generous in size having paved patio area, large

lawned garden, barked area, raised beds with inset shrubs, plants and bushes, recently installed timber garden shed and part glazed summerhouse. The rear gardens are enclosed by fencing.

Services

Mains water, electricity, drainage and gas are all understood to be available to the property. None of these services have been tested. If there is a telephone installed it will be subject to British Telecom regulations.

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Tenure

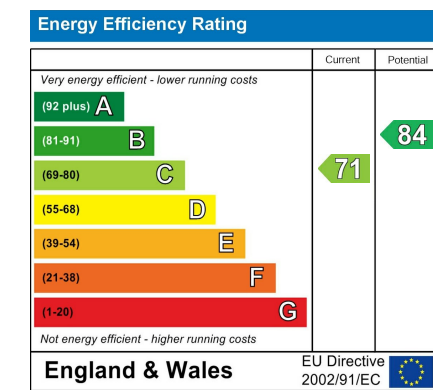
We are advised that the property is freehold but this has not been verified and confirmation will be forthcoming from the vendor's solicitors during pre-contract enquiries.

Mortgage Services

We offer a no obligation mortgage service through our in house Independent Financial Advisor. Telephone our Office for further details 01743 357 000 (OPTION 1 SALES).

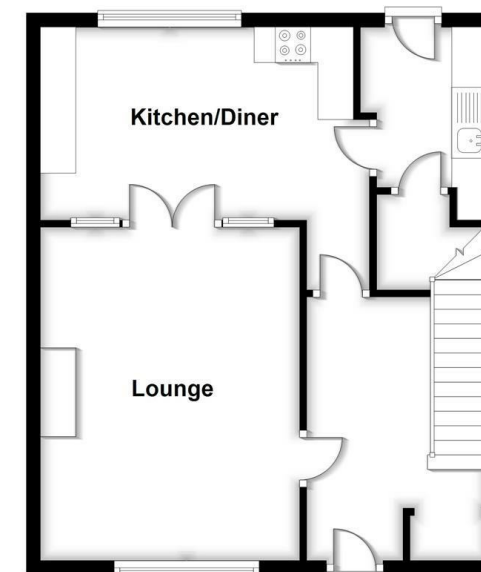
Disclaimer

Any areas / measurements are approximate only and have not been verified.
VACANT POSSESSION WILL BE GIVEN ON COMPLETION.



FLOORPLANS

Ground Floor



First Floor

