



SAMUEL WOOD

5 The Anchorage Coton Hill, Shrewsbury, SY1 2DP

Asking Price £415,000



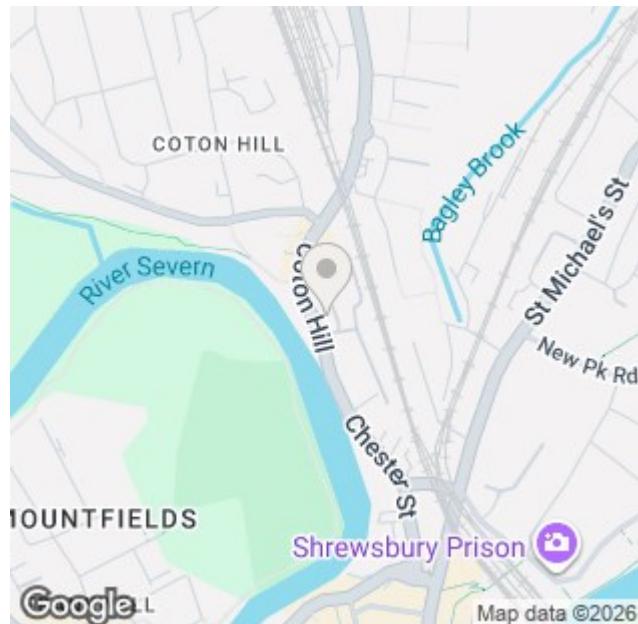
Samuel Wood presents an extraordinary opportunity to acquire a truly special penthouse apartment, perfectly positioned to embrace the very best of riverside living, townscape charm and transport connectivity. 5 The Anchorage offers exceptional city-centric living with outstanding views, ideal for professionals working in London, Manchester, or Birmingham who seek a peaceful riverside home in Shrewsbury while remaining well connected via excellent road and rail links.

- Prime Town Centre Position
- Generous Open-Plan Living
- Two Spacious Double Bedrooms
- Two Fully Fitted Bathrooms
- Expansive Balcony
- Lift Access To The Penthouse
- Allocated Parking
- Spectacular River Views
- Excellent Road Links and Direct Rail Connections
- EPC Rating C

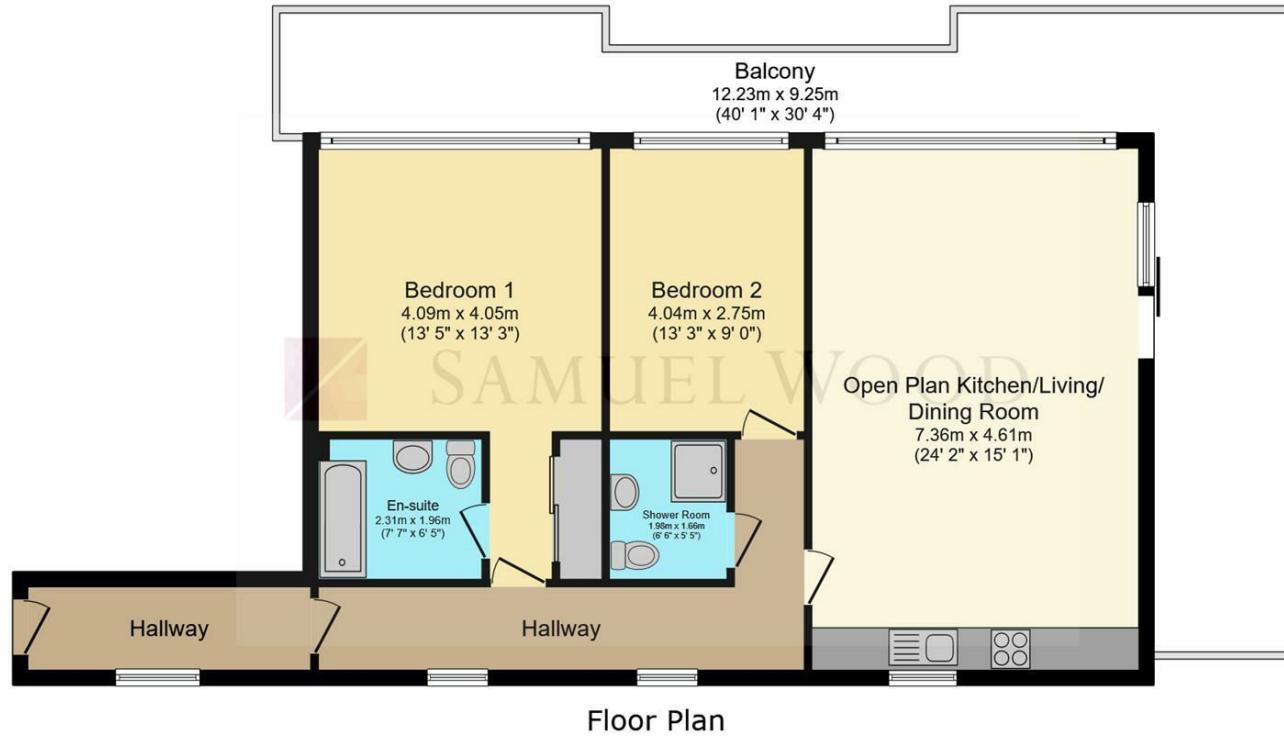
This exclusive development of just 12 homes offers a strong sense of community, complemented by allocated parking, lift access to the penthouse, and uninterrupted views — all rare features in a town-centre setting.

Step inside to a beautifully light-filled interior, where bespoke finishes and thoughtful design come together to create a truly inspirational home. At the heart of the property lies a generous open-plan living space, seamlessly combining a sleek contemporary kitchen with ample dining and living areas. The home features two spacious double bedrooms, each enjoying commanding views across the river. The master bedroom is complimented by a fully fitted ensuite bathroom, finished with premium fixtures and meticulous attention to detail.

Completing the experience is an expansive balcony, providing an exceptional outdoor retreat for al fresco dining, morning coffee, or simply soaking in the picturesque outlook.



## Floor Plans



**Total floor area: 89.9 sq.m. (968 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)

We take every care in preparing our sales details. They are checked and usually verified by the Vendor. We do not guarantee appliances, alarms, electrical fittings, plumbing, showers etc. You must satisfy yourself that they operate correctly. Room sizes are approximate; they are usually taken in metric and converted to imperial. Do not use them to buy carpets or furniture. We cannot verify the tenure, as we do not have access to the legal title; we cannot guarantee boundaries or rights of way so you must take the advice of your legal representative. No person in the employment of or representing Samuel Wood has any authority to make any representation or warranty whatever in relation to this property. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view. Applicants are advised that the majority of our shots are taken with a wide angle lens.

CONTEMPORARY AGENCY • TRADITIONAL VALUES

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