



SAMUEL WOOD

34 Oswell Road, Shrewsbury, SY2 5YL

£1,200 PCM







# 34 Oswell Road

Shrewsbury, SY2 5YL



- Modern three bedroom home
- Contemporary fitted kitchen
- Ground floor cloakroom
- Open plan living - dining room
- Family bathroom and shower room
- Popular residential development

Modern three bedroom house with open plan living - dining room, smart kitchen, two bath / shower rooms and enclosed rear garden in popular Oswell Road location.

This is a modern three bedroom house offering well presented accommodation over two floors. The ground floor includes an entrance hall with useful cloakroom and cupboard, a good sized living room which opens through to a separate dining room, and a fitted kitchen with a range of matching units, built in oven and hob and space for appliances. On the first floor there are three well proportioned bedrooms together with a family bathroom and an additional shower room with WC.

Outside, the property is set back behind a small lawned frontage with path to the front door. To the rear is an enclosed garden laid mainly to lawn with paved seating area, planted borders and a timber garden shed, providing a pleasant, low maintenance space for outdoor dining and play.

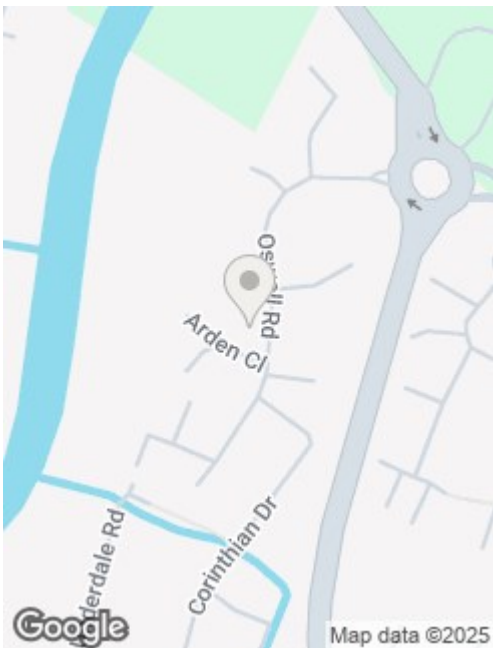
The house forms part of a popular modern residential development in the Underdale area of Shrewsbury, well placed for local shops, schools and regular bus routes, with convenient access to the town centre and the A5 / ring road.











## Directions

Available on a min 12 months tenancy  
Unfurnished.  
No smoking/vaping.  
Pets considered.  
EPC - C  
Council Tax Band – B  
Utilities; mains gas, mains electric, mains water, mains drainage  
Parking situation – Off road parking for 1 vehicle





Floor Plans



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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