



SAMUEL WOOD

3, Chapel Mews New Street, Ludlow, SY8 2PY
Offers In The Region Of £195,000



 2  2  1  C

This 2 bedroom terraced house is located within easy reach of Ludlow's historic town centre and benefits from upvc double glazing and gas-fired heating and has accommodation to include Porch, Reception Hall, Kitchen, Living / Dining Room, 2 double Bedrooms, Bathroom and Ensuite along with a small rear courtyard garden and the benefit of 2 parking spaces. EPC rating C

- 2 Double Bedrooms
- Bathroom & Ensuite
- 2 Off Road parking Spaces
- EPC C
- Convenient Location
- Short Walk Into Town

Porch

Having a good sized storage cupboard with shelving and housing the Worcester Bosch gas-fired boiler. Front door then leads into

Reception Hall

Having wall mounted radiator.

Kitchen

Having a range of matching units to include base cupboards, wall cupboards and drawers. Heat resistant work surfaces and tiled splashbacks. There is an integrated 4-ring gas hob and electric oven. Single bowl sink and drainer unit. Planned space for washing machine, dishwasher and fridge freezer. Wall mounted radiator and window to frontage.

Living Room

Having door into under stairs storage, point for gas fire if a buyer would like to reinstate one, wall mounted radiator and sliding doors to the rear garden.

Bedroom 1

Having fitted wardrobe with hanging rail and shelf which is a fantastic size providing great storage. Door into Airing cupboard housing the hot water cylinder with shelving fitted. Wall mounted radiator and two windows to frontage looking out towards St Peters Church. Door then into the

Ensuite

Having WC, pedestal wash hand basin and shower unit, wall mounted radiator.

Bedroom 2

Having wall mounted radiator and window to rear elevation with a lovely view across Whitcliffe and Bringewood.

Bathroom

Having WC, pedestal wash handbasin and bath. Wall mounted radiator and window to rear elevation

Outside

The rear garden is south-westerly facing so enjoys a lot of sunlight with a good sized patio, some raised beds with mature shrubs and plants. Canopy off the rear of the property providing shade through the summer months. Storage shed and outside tap. There are also two designated parking spaces for the property.

Services

Mains electricity, mains water; mains drainage and mains gas. Gas fired heating. Approximate broadband speeds; Basic 16 mbps, Superfast 80 mbps, Ultrafast 100mbps. Flood risk; no risk.

Local Authority

Shropshire Council
Tax band B

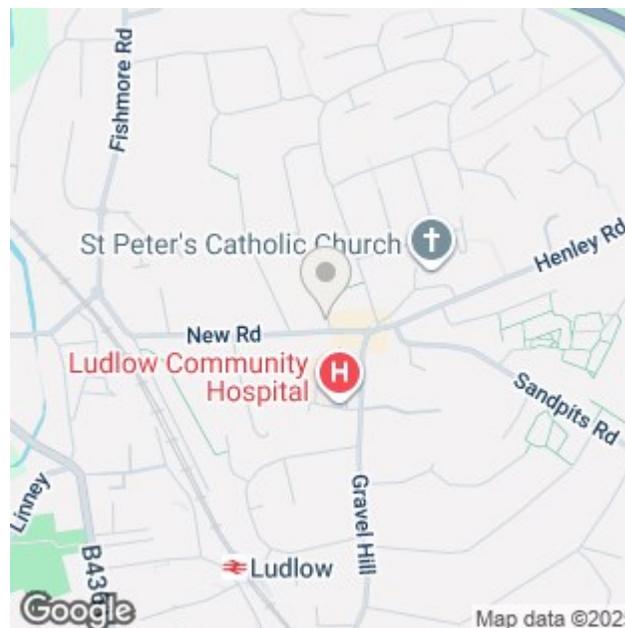
To View This Property

Contact the Ludlow Office on Tel: 01584 875207 or Craven Arms Office 01588 672728

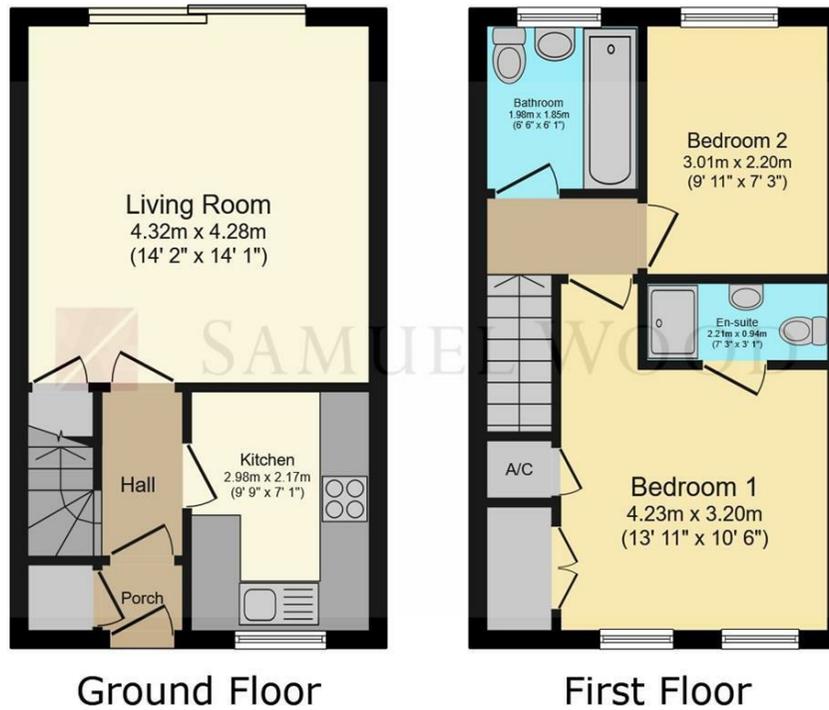
Or you can email us at ludlow@samuelwood.co.uk or visit our web site at www.samuelwood.co.uk

For out of office enquiries please phone Andrew Cadwallader on 07974 015764

Samuel Wood routinely refers vendors and purchasers to providers of conveyancing and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.



Floor Plans



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

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

Tamberlaine House, The Buttercross, Ludlow, Shropshire, SY8 1AW

Tel: 01584 875207 | ludlow@samuelwood.co.uk