



SAMUEL WOOD

19 Coppice Drive, Craven Arms, SY7 9RQ
Offers In The Region Of £325,000



19 Coppice Drive

Craven Arms, SY7 9RQ



- Fantastic Detached Bungalow
- 2 Double Bedrooms
- Pretty and private rear garden
- Popular Coppice Drive Location
- Fabulous Garden Room
- EPC Band D

Samuel Wood are pleased to present in the sought-after area of Coppice Drive, Craven Arms, this charming detached bungalow which offers a perfect blend of comfort and style. Built between 1990 and 1999, the property boasts a welcoming hallway that leads into a delightful dining hall and snug area, ideal for both relaxation and entertaining. The spacious lounge provides a warm and inviting atmosphere, perfect for unwinding after a long day.

The well-equipped kitchen is designed for practicality and ease, seamlessly connecting to a fabulous garden room. This versatile space is a true highlight of the home, offering an abundance of natural light and a picturesque view of the garden, making it an ideal spot for morning coffee or afternoon reading.

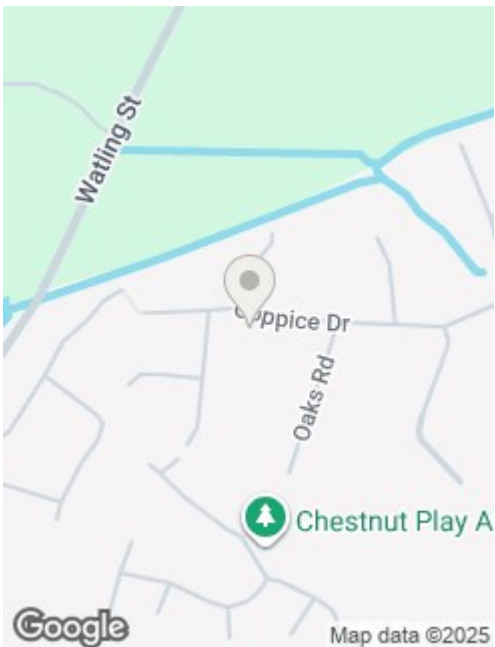
The bungalow features two generously sized double bedrooms, each tastefully decorated to create a serene retreat. The refitted bathroom adds a touch of modern elegance, ensuring comfort for all residents and guests.

Outside, the garden is a delightful oasis, perfect for gardening enthusiasts or those who simply wish to enjoy the outdoors. The property also includes useful storage sheds, a fantastic greenhouse and a large detached garage, providing ample space for vehicles and additional storage needs. With parking available for up to three vehicles, convenience is at the forefront of this lovely home.

This fantastic two-bedroom bungalow is well worth a visit, offering a wonderful opportunity for those seeking a peaceful yet vibrant community in Craven Arms. Don't miss the chance to make this charming property your own.







Directions

From Craven Arms take the B4368 towards Clun. Go under the railway bridge and continue, turning right into Greenfields Road, taking the first turn left into Coppice Drive. Continue straight and just past the turning to Oaks Road, Number 19 is the second bungalow on your left hand side.

Services: We understand that the property has mains gas fired central heating, electric fire in the living room, mains electric, mains water and mains drainage.

Broadband Speed: Basic 17 Mbps, Superfast 76 Mbps and Ultrafast 950 Mbps

Flood Risk: Very Low.

Tenure: We understand the tenure is Freehold.

Local Authority: Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury, Shropshire SY2 6ND. Tel 0345 678 9000

Council Tax Band: D

Mortgage Services: We offer a no obligation mortgage service through Hilltop Mortgage Solutions. Please ask a member of our team for further details.

Referral Services: 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.

Viewings: Strictly by appointment only, please contact the craven arms office on 01588 672728 or email cravenarms@samuelwood.co.uk. For out of hours enquiries please contact Vicki Oldhams on 07396 879139.







Floor Plan
Floor area 90.5 sq.m. (974 sq.ft.)

Garage
Floor area 18.0 sq.m. (194 sq.ft.)

Total floor area: 108.5 sq.m. (1,168 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

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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