2 Capel Close, Shrewsbury, SY3 8BZ

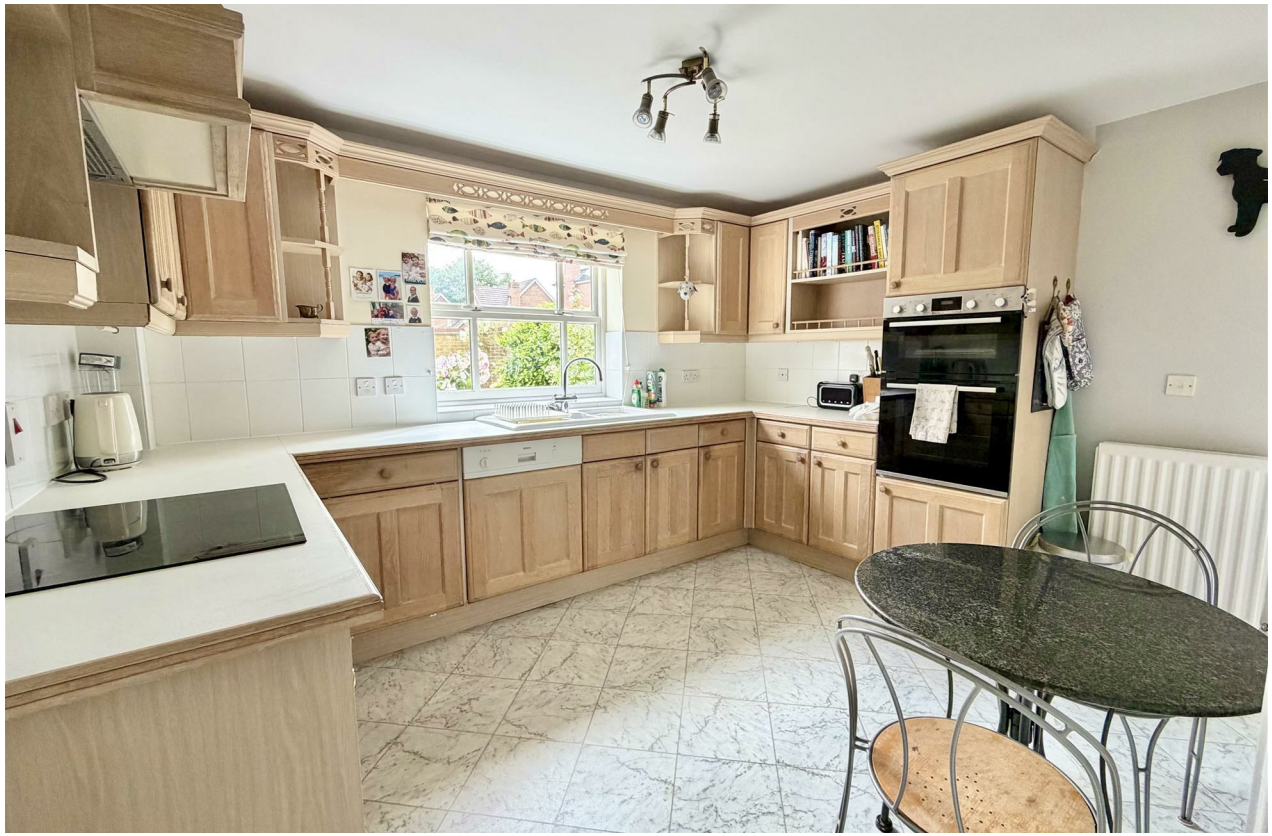
Shrewsbury & Country House Sales

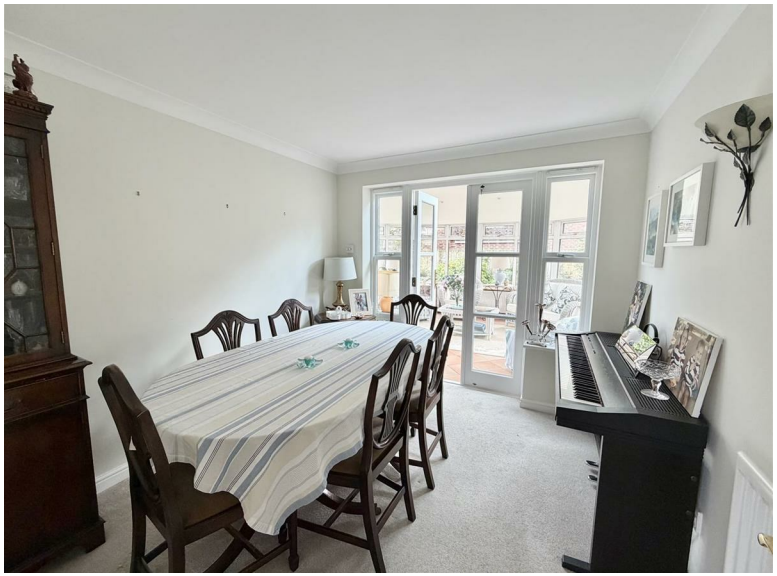
MILLER EVANS

2 Capel Close, Shrewsbury, SY3 8BZ

£425,000 Freehold

- Attractive detached family home
- Situated in a quiet cul-de-sac position on a popular and convenient development
- Carefully maintained accommodation including; sitting room and dining room
- Fitted kitchen and utility
- Large garden room enjoying outlooks over the garden
- Master bedroom with en suite shower room
- Three further bedrooms and bathroom
- Garage and parking
- Well stocked enclosed rear garden
- No upward chain





This attractive four-bedroom detached family home has been lovingly maintained and offers well-balanced accommodation briefly comprising; an inviting entrance hall with cloakroom/WC, a comfortable sitting room, separate dining room, a delightful garden room overlooking the rear garden, fitted kitchen and a useful utility room. To the first floor, the principal bedroom benefits from an en-suite shower room, whilst there are three further bedrooms served by a family bathroom. The property enjoys the benefits of gas-fired central heating and double glazing throughout. Garage and driveway providing parking. Enclosed well maintained rear garden.

The property is situated in a quiet cul-de-sac position on a small, established and highly regarded residential development on the western fringe of Shrewsbury, conveniently located for the town centre, the Royal Shrewsbury Hospital, excellent local schools and the Shrewsbury bypass providing easy access to the wider road network.

ENTRANCE HALL
6'4" x 12'6"

CLOAKROOM
6'4" x 2'2"
Wash hand basin, wc

SITTING ROOM
11'7" x 13'9"

DINING ROOM
9'0" x 8'4"

GARDEN ROOM
14'1" x 16'10"
French doors to rear garden

KITCHEN
9'0" x 11'7"
Fitted with a range of matching wall and base units

UTILITY ROOM
6'4" x 4'11"
Door to garden

STAIRCASE rising from entrance hall to FIRST FLOOR LANDING

BEDROOM 1
11'7" x 13'7"
Built in wardrobes

EN SUITE SHOWER ROOM
6'9" x 4'9"
Shower cubicle
Wash hand basin, wc

BEDROOM 2
10'11" x 4'9"
Built in wardrobe

BEDROOM 3
9'4" x 8'5"

BEDROOM 4
6'3" x 11'8"

BATHROOM
6'1" x 6'9"
Panelled bath, wash hand basin, wc

GARDENS AND GROUNDS

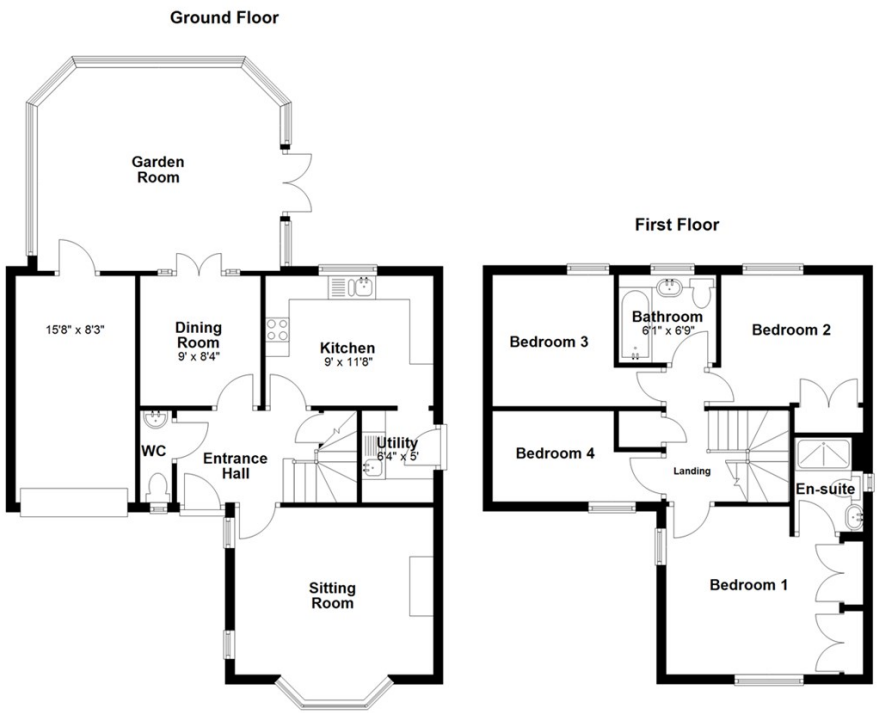
GARAGE

The property is approached over a driveway providing parking and leading to the Garage, flanked by front garden laid to lawn.

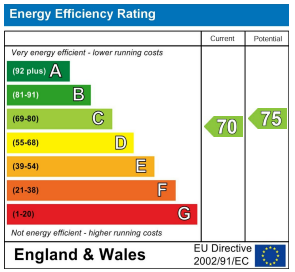
To the rear is a fully enclosed garden, predominantly laid to lawn and beautifully enhanced by a variety of established floral borders and attractive rose displays, creating a delightful setting for relaxation and outdoor entertaining.

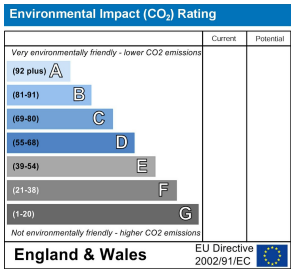
HOW TO GET THERE

The property is best approached out of Shrewsbury over the Welsh Bridge to the Frankwell Island. Take the second exit onto The Mount and continue the full length of The Mount. Before the traffic lights, turn right into Ingleby Way. Continue along Ingleby Way for some distance and turn right into Capel Close, where the property will be found immediately on the right hand side.



Total area: approx. 1423.0 sq. feet





IMPORTANT NOTICE

Our particulars have been prepared with care and are checked where possible by the vendor. They are however, intended as a guide. Measurements, areas and distances are approximate. Appliances, plumbing, heating and electrical fittings are noted, but not tested. Legal matters including Rights of Way, Covenants, Easements, Wayleaves and Planning matters have not been verified and should take advice from your legal representatives and Surveyor. Images my have been enhanced.
This property may be subject to additional management charges.

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DO YOU HAVE A PROPERTY TO SELL ?

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SERVICES

We understand that mains water, electricity, drainage and natural gas are connected to the property.

Council Tax Band : E

LOCAL AUTHORITIES

Shropshire Council
Shirehall, Abbey Foregate, Shrewsbury SY1 6ND

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