



41 Hinwood Road, Westbury, Shrewsbury, SY5 9QU

Shrewsbury & Country House Sales

MILLER
EVANS



41 Hinwood Road, Westbury, Shrewsbury,
SY5 9QU

£350,000

Freehold

- A spacious modern detached family home
- Master bedroom with en suite shower room
- Three further bedrooms and family bathroom
- Living room leading to dining room and conservatory
- Modern kitchen/breakfast room and cloakroom
- Integral garage and parking
- Well stocked enclosed rear garden
- Pleasant location on the fringe of a popular village
- Newly installed boiler



A spacious and well presented, modern, 4 bedrooomed detached house providing well planned and well proportioned accommodation including : entrance hall, lounge, dining room, kitchen/breakfast room, cloakroom/wc, conservatory, master bedroom with shower room en suite, 3 further good sized bedrooms and a family bathroom. Ample parking and a garage. Attractive and neatly kept rear gardens. The property also benefits from gas-fired central heating with a new boiler recently fitted and double glazing.

The property is pleasantly situated on the fringe of this popular village, where there is a range of amenities including a nearby School, Church, Public House and a frequent bus service to the nearby town centre. The village is also well placed for easy access to the Shrewsbury by-pass with M54 motorway link to the West Midlands.







ENTRANCE HALL
10'3" x 2'9"

LOUNGE
15'1" x 11'3"
Attractive wall mounted fire
Double doors to:

DINING ROOM
11'11" x 9'3"
Sliding doors to:

CONSERVATORY
9'11" x 10'7"
French doors to garden.

KITCHEN / BREAKFAST ROOM
10'4" x 13'6"
Fitted with a range of matching wall and base units with integrated appliances
Door to garden

CLOAKROOM
2'8" x 4'11"
Wash hand basin, wc



Staircase rising from the entrance hall to First Floor Landing.

MASTER BEDROOM
12'5" x 14'2"
Built in wardrobes with mirror fronted sliding doors

EN SUITE SHOWER ROOM
3'6" x 8'5"
Shower cubicle, wash hand basin, wc

BEDROOM 2
11'6" x 8'5"

BEDROOM 3
11'8" x 8'8"
Built in wardrobes

BEDROOM 4
11'6" x 7'5"

BATHROOM
8'7" x 6'8"
Panelled bath with shower over, wash hand basin, wc



GARDENS AND GROUNDS

GARAGE 16'8" x 9'1"

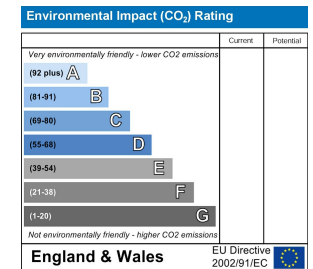
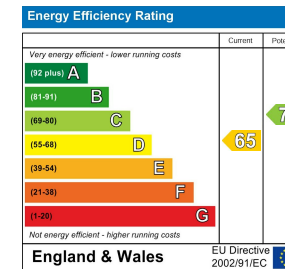
The property is approached over a double width driveway providing parking and pedestrian access to the formal reception area and serving the integral garage. The driveway is flanked to either side by neatly kept lawn.

To the side of the property is a pedestrian gate which leads round to the rear where there is a particularly good sized garden, which is mainly laid to lawn with a paved patio area, further gravelled area, herbaceous borders and large garden shed. The whole is enclosed on all sides by closely boarded wooden fencing.

HOW TO GET THERE



Total area: approx. 1347.5 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 may have been enhanced. This property may be subject to additional management charges.

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DO YOU HAVE A PROPERTY TO SELL ?

We will always be pleased to give you a no obligation market assessment of your existing property to help with your decision to move.

SERVICES

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

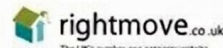
Council Tax Band : D

LOCAL AUTHORITIES

Shropshire Council
Shirehall, Abbeville Foregate, Shrewsbury SY1 6ND

**MILLER
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FIND OUR PROPERTIES ON:



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