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217 Shrewsbury Road, Market Drayton, TF9 3EW

In a great location for Market Drayton Town Centre, this Three-Bedroom Semi-Detached property needs some modernisation but has the potential to make a lovely family home.

Offers In Region Of
£220,000

Overview

- Three Bedroom Semi Detached House
- In Need of some Modernisation
- Entrance Hall, Lounge
- Breakfast Kitchen, Dining Room/Sun Room
- Bathroom, Hall & Landing
- Enclosed Rear Garden with Patio
- Driveway Parking, Garage
- EPC Rating - TBC



Brief Description

The accommodation comprises: Entrance Hall, Lounge with bay window, Breakfast Kitchen with an under stairs Pantry, a range of kitchen units, space for a cooker and fridge, and plumbing for your washing machine, and leads to the Dining Room/Sunroom with sliding patio doors out to the Garden. To the first floor is the Landing with electric storage heater and airing cupboard housing the hot water tank - plus the three Bedrooms and a modern Shower Room.

The property is in a great location for the town center and the regular bus service stops within walking distance. To the front is a small Garden with picket fence and to the rear is an enclosed Garden with shed, coal bunker and Garage.

Location

Market Drayton is a popular North Shropshire market town on the Staffordshire/Cheshire borders.

Recorded in the Domesday Book, in 1245 King Henry III granted a charter for the weekly Wednesday market which is still held every Wednesday.

The Shropshire Union Canal runs through the town and Market Drayton offers a wide variety of amenities such as schools, specialist and high street shops, supermarkets and health and leisure facilities. The larger centres of Newcastle-under-Lyme, Stoke-on-Trent, Crewe, Stafford, Telford and Shrewsbury are all within commuting distance.



Your Local Property Experts

01630 653641

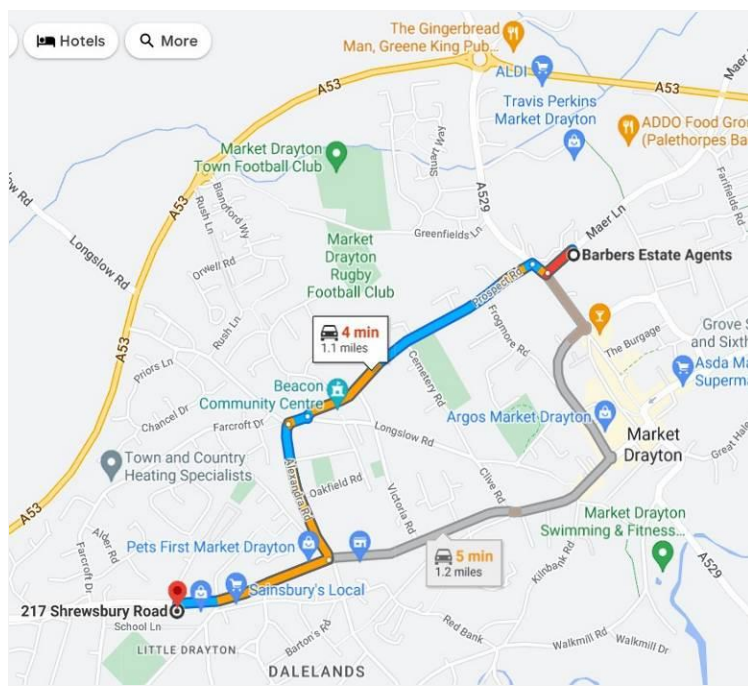


Useful Information

TO VIEW THIS PROPERTY: Please contact our Market Drayton Office, on 01630 653641 or Email to:

marketdrayton@barbers-online.co.uk

SERVICES: We are advised that mains water, drainage and electricity are available. There are two storage heaters and an open fireplace in the Lounge which we believe heats the radiator in the Kitchen, but this would need to be confirmed. Barbers have not tested any apparatus, equipment, fittings etc or services to this property, so cannot confirm that they are in working order or fit for purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor



DIRECTIONS: From our Market Drayton Office, turn left on Maer Lane and then right at the roundabout then bear left on Prospect Road. Stay on Prospect Road at the next mini roundabout and then bear left on Alexandra Road. Turn right on Shrewsbury Road and the property will be on your left and can be identified by our For Sale sign.

PROPERTY INFORMATION: We believe this information to be accurate, but it cannot be guaranteed. The fixtures, fittings, appliances and mains services have not been tested. If there is any point which is of particular importance, please obtain professional confirmation. All measurements quoted are approximate. These particulars do not constitute a contract or part of a contract.

AML REGULATIONS: To ensure compliance with the latest Anti Money Laundering Regulations all intending purchasers must produce identification documents prior to the issue of sale confirmation. To avoid delays in the buying process please provide the required documents as soon as possible.

FLOOR PLAN TO FOLLOW



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

**BARBERS ESTATE AGENTS: Tower House, Maer Lane, Market Drayton, TF9 3SH | Tel: 01630 653641
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