



79 Meole Crescent, Meole Village, Shrewsbury SY3 9EP

3 bedroom semi-detached — £345,000 Freehold

£345,000 Freehold—3 bedroom semi-detached house

sales@cgpooks.co.uk

Occupying a lovely established plot within a sought-after residential area, this attractive semi-detached house offers well-proportioned accommodation and benefits from a beautiful private garden, driveway parking and detached garage.

KEY FEATURES

- Good sized living room with feature fireplace and bay window to front
- Dining room with useful under stairs storage and glazed doors onto the garden
- Fitted kitchen with a range of units, space for appliances and access to side
- Master bedroom with built in wardrobes and bay window
- Two further bedrooms and a separate family bathroom
- uPVC double glazed windows and gas fired central heating
- Private rear garden, laid to lawn with paved terrace, external store, planted borders and a selection of mature shrubs and trees
- Driveway providing parking and access to the detached single garage
- Situated within a fantastic location, just a short walk from the local primary school and both Meole and Priory secondary schools, Meole Brace retail park, road links via the bypass, and less than two miles from the town centre



Cooper Green Pooks
3 Barker Street
Shrewsbury
SY1 1QF

www.cgpooks.co.uk
sales@cgpooks.co.uk
01743 276666









79 Meole Crescent, Meole Village, Shrewsbury SY3 9EP

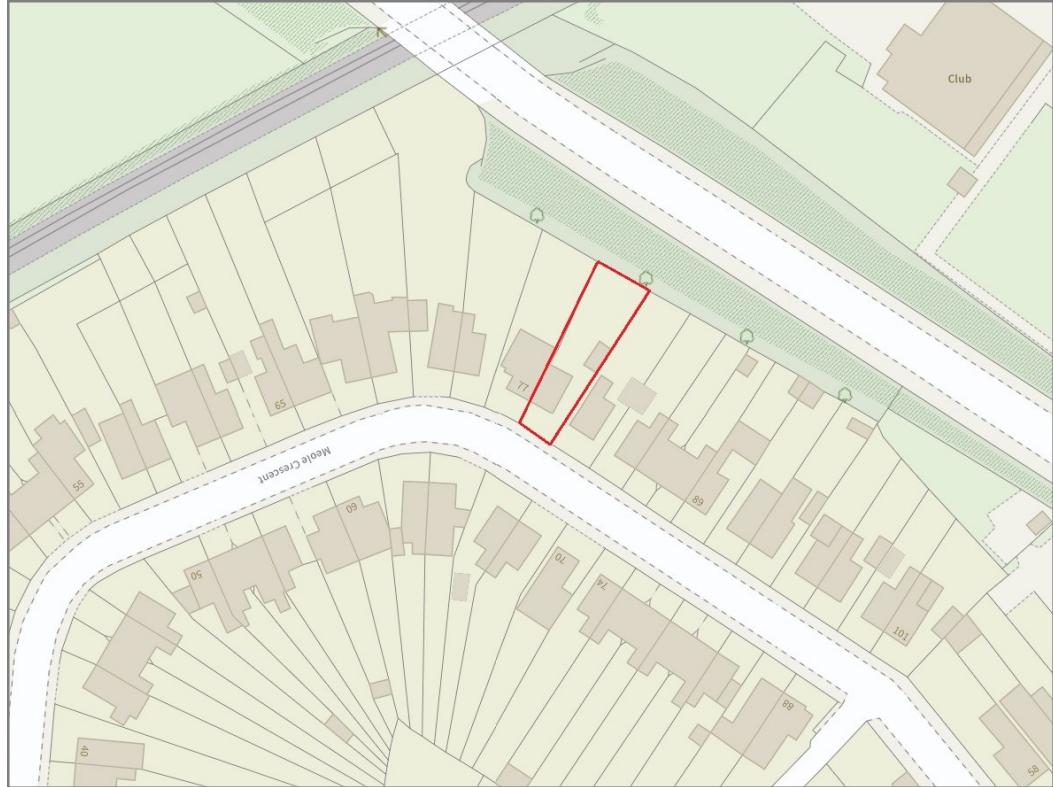
£345,000 Freehold—3 bedroom semi-detached house

sales@cgpooks.co.uk

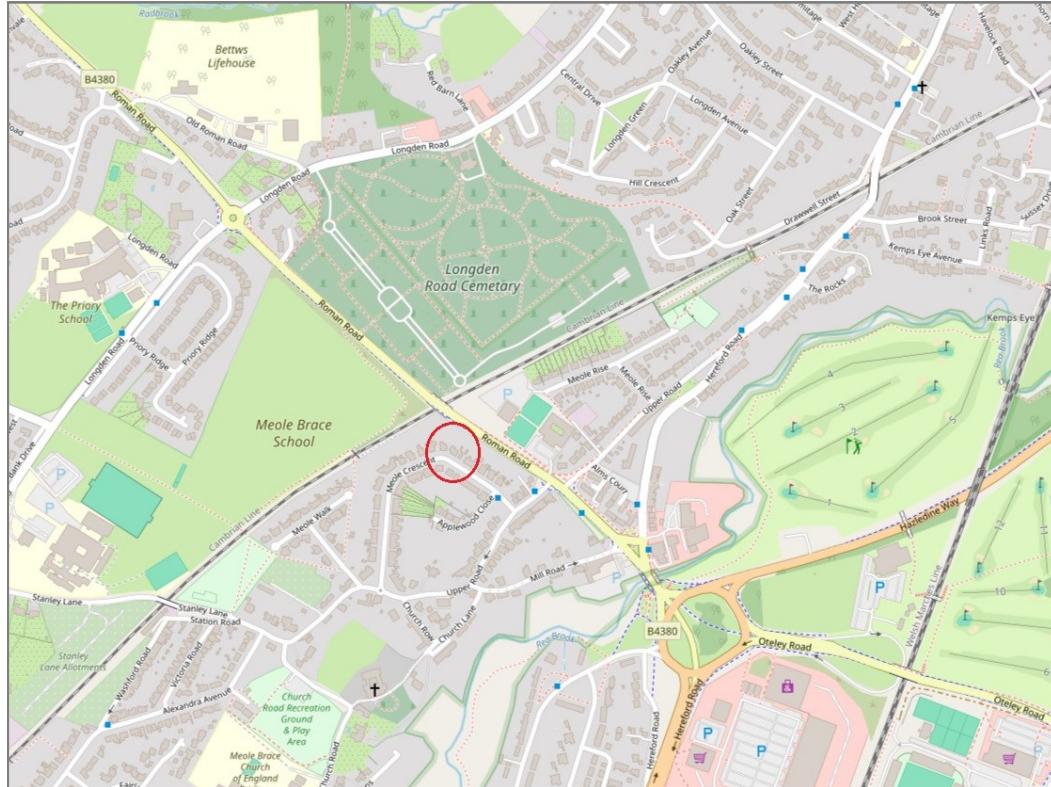
rightmove 

 **RICS**
Regulated by RICS

 onTheMarket.com



BOUNDARIES NOT CONFIRMED



Tenure	Freehold
Local Authority	Shropshire Council
Council Tax	Band C
EPC Band	TBC
Services	All mains services are connected

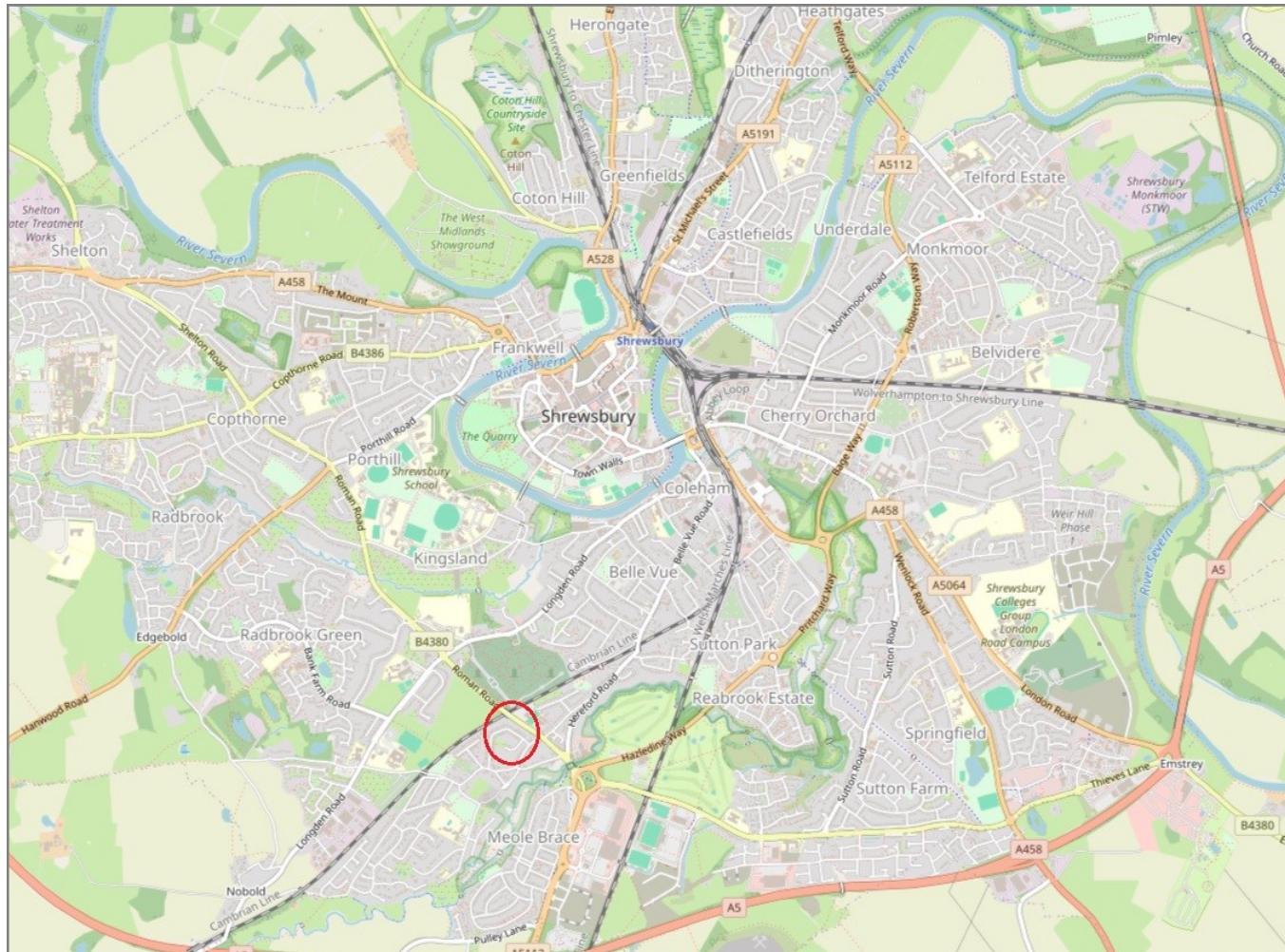
 **expert** mortgage advice available
3 Barker St, Shrewsbury SY1 1QF
Cooper Green Pooks
01743 276666



Your home may be repossessed if you do not keep up repayments on your mortgage.
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

£345,000 Freehold—3 bedroom semi-detached house

sales@cgpooks.co.uk



IMPORTANT NOTICE: Cooper Green Pooks for themselves and for the lessors or vendors of this property whose agents they are give notice that: 1. No appliances, services or service installations have been tested and no warranty as to suitability or serviceability is implied. Any prospective purchaser or lessee is advised to obtain verification from their surveyor or solicitor. 2. The particulars are set out as a general outline only for the guidance of the intended purchasers or lessees and do not constitute, nor constitute part of, an offer or contract. 3. All descriptions, reference to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct but any intending purchasers or lessees should not rely on them as statements or representation of fact but satisfy themselves by inspection or otherwise as to the correctness of each of them. 4. No person in the employment of Cooper Green Pooks has any authority to make or give any representation or warranty whatsoever in relation to this property. 5. All rentals and prices are quoted exclusive of Stamp Duty, legal and surveyors fees and any other associated purchasers or lessees costs. 6. Floor plans are indicative only and should not be relied on. 7. The plan showing the boundary of the property is indicative only and has not been checked against the legal title so should not be relied on. 8. All dimensions, floor areas and site areas are only approximate and should not be relied on. Dimensions are generally maximum room dimension.