



### 3 Olive Cottages, Mount Street, Shrewsbury, SY3 8QW

1 bedroom mid-terrace house—£175,000 Freehold

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£175,000 Freehold—1 bedroom mid-terrace house

sales@cgpooks.co.uk

This charming cottage is tucked away in a quiet and secluded location with a south facing courtyard garden, whilst being just a few minute's walk from Theatre Severn, the many varied amenities of Frankwell and town centre

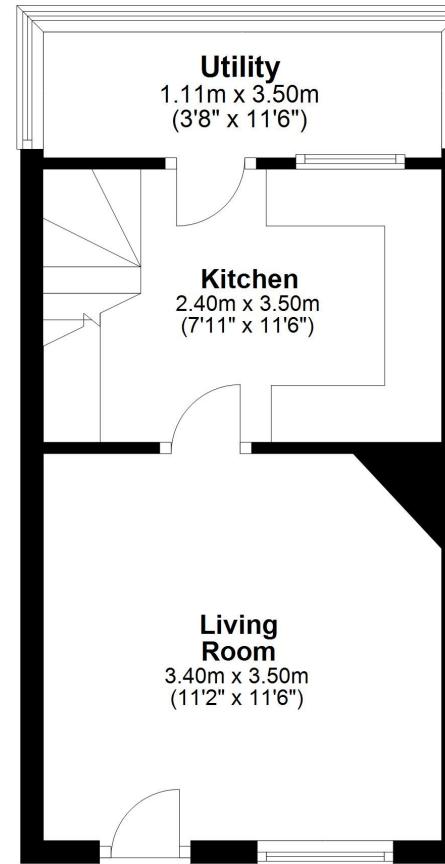
## KEY FEATURES

- Living room with feature fireplace, exposed beams and window to front
- Separate fitted kitchen with integrated appliances and further exposed beams
- Good sized utility room to rear which also provides useful storage space
- Staircase from kitchen to landing where there is a large bathroom and double bedroom, which has built in wardrobes and views towards the town centre
- uPVC double glazed windows and gas fired central heating
- Block paved courtyard garden to front, which provides a lovely seating area
- Great location just a stones throw from the town centre, various excellent pubs and restaurants, as well as some fantastic independent businesses, such as a local store, bakery and health food shop

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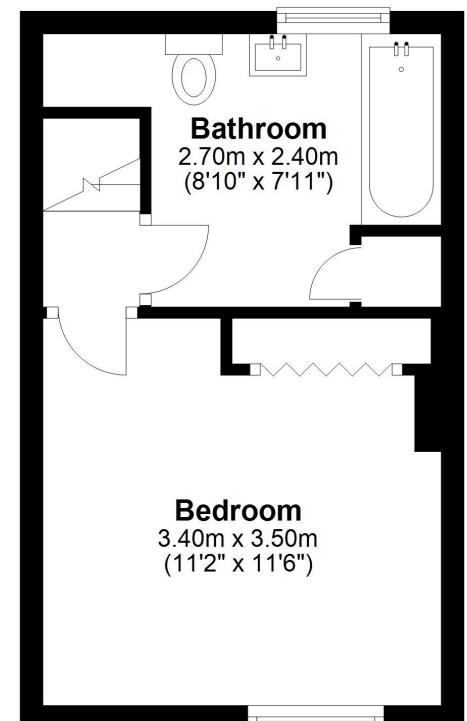
## Ground Floor

Approx. 24.9 sq. metres (268.0 sq. feet)



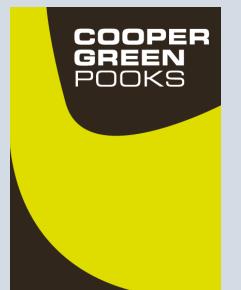
## First Floor

Approx. 21.7 sq. metres (233.8 sq. feet)



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Total area: approx. 46.6 sq. metres (501.8 sq. feet)





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BOUNDARIES NOT CONFIRMED

Tenure	<b>Freehold</b>
Local Authority	<b>Shropshire Council</b>
Council Tax	<b>Band A</b>
EPC Band	<b>TBC</b>
Services	<b>All mains services are connected</b>

 **expert** mortgage advice available

3 Barker St, Shrewsbury SY1 1QF

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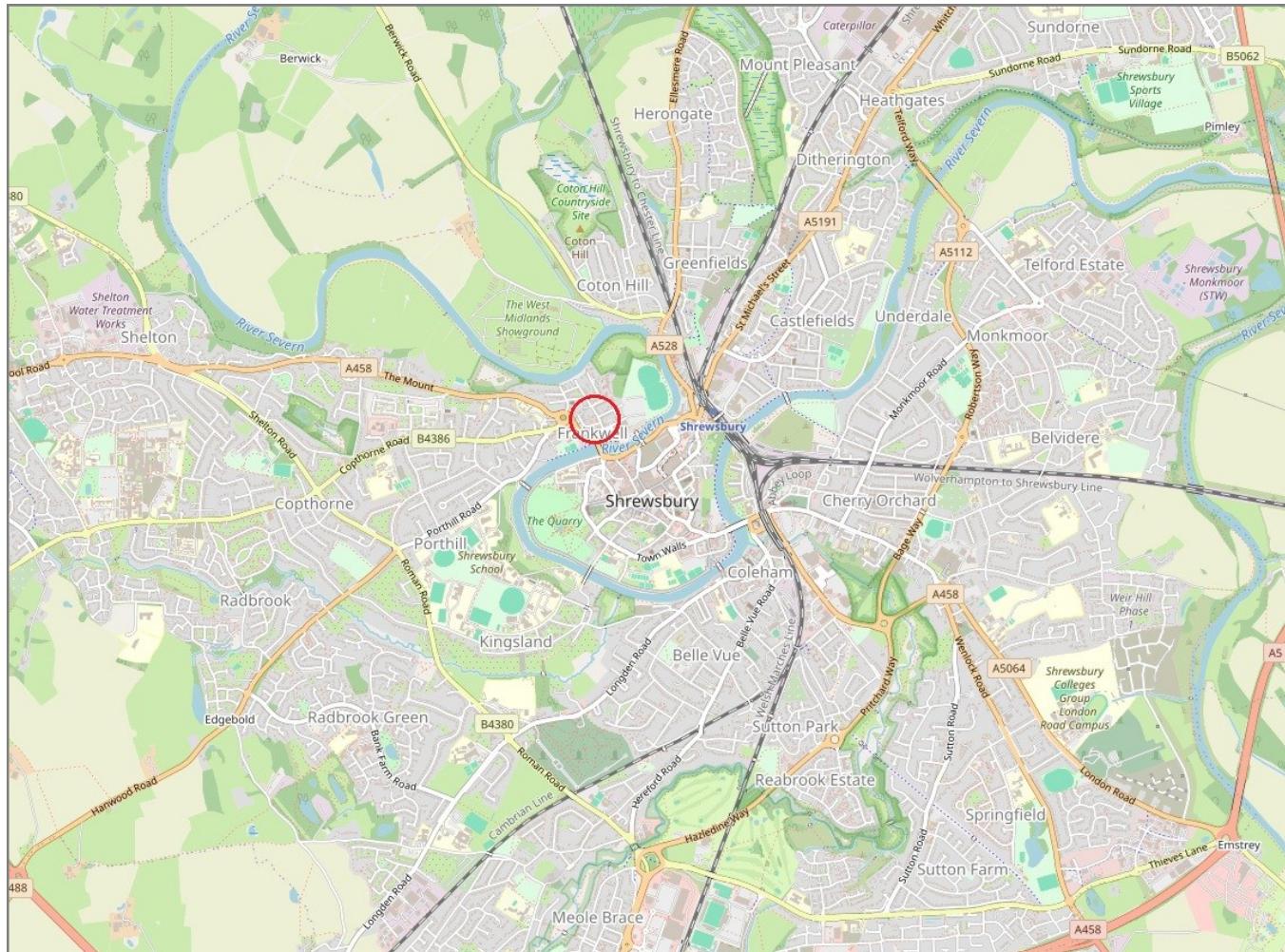


Your home may be repossessed if you do not keep up repayments on your mortgage.

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.

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