

**Steeple View, St Mary's Place, Shrewsbury, SY1 1DX**

4 bedroom townhouse — £750,000 Freehold

# Steeple View, St Mary's Place, Shrewsbury, SY1 1DX

Coopergreenpooks.co.uk

£750,000 Freehold — 4 bedroom townhouse

sales@cgpooks.co.uk

**This exceptional and uniquely designed townhouse has been newly built to a very high standard, whilst being located in a peaceful and secluded town centre setting. The property offers contemporary and stylish accommodation with its own private internal lift, adjoining parking space and a superb roof terrace providing magnificent views of St Mary's church.**

## KEY FEATURES

- Four bedroom townhouse set over four floors
- Balcony overlooking St Mary's church with bi-folding doors opening from an impressive open plan kitchen/living area
- The property benefits from a family bathroom, two ensembles and two separate cloakrooms
- Top floor living area leading onto a well designed and spacious roof terrace
- Secure, off street parking space
- Contemporary design with minimalist, Scandinavian style influence
- High specification finishes
- Energy efficient with both air source heating and underfloor heating along with an air purification system
- Located in the heart of Shrewsbury within a quiet enclave in the town centre

Steeple View has bright, south facing accommodation comprising an open plan living/kitchen area with impressive joinery and deluxe kitchen units with a stylish breakfast bar. A laid back seating area overlooks glass bi-folding doors through to a private balcony providing plenty of natural light. The property accommodates four bedrooms, two of which benefit from ensembles, along with an additional family bathroom and two separate cloakrooms/WCs. An additional open living area is located on the top floor creating a versatile space with a wonderful ambiance, further enhanced by the adjoining well designed roof terrace and atmospheric lighting.

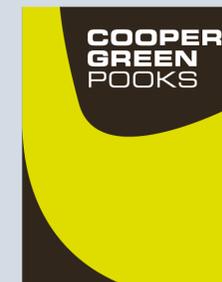
A townhouse with both efficiency and style, Steeple View offers its own private lift and sufficient outdoor space without the maintenance of a garden. The property is extremely energy efficient with both modern air source heating and underfloor heating throughout in addition to an air purification system. The added convenience of an adjoining secure parking space is also included.

St Mary's Place is a historic and popular area within the heart of the town centre just a few minutes walk from Shrewsbury station and a stone's throw from the main shopping area as well as excellent bars and restaurants.



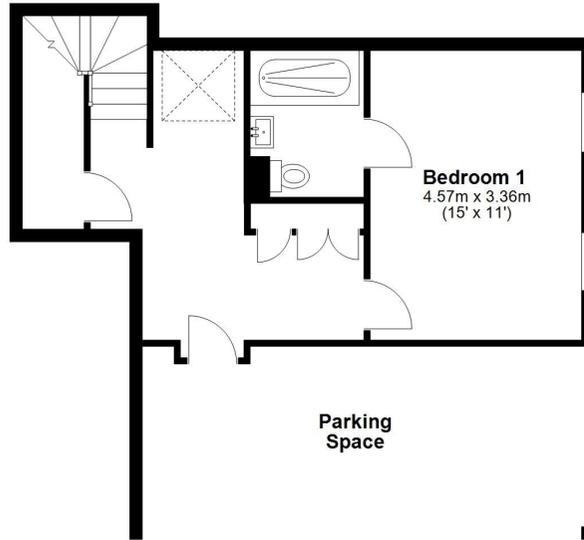
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**Ground Floor**

Approx. 59.0 sq. metres (635.3 sq. feet)



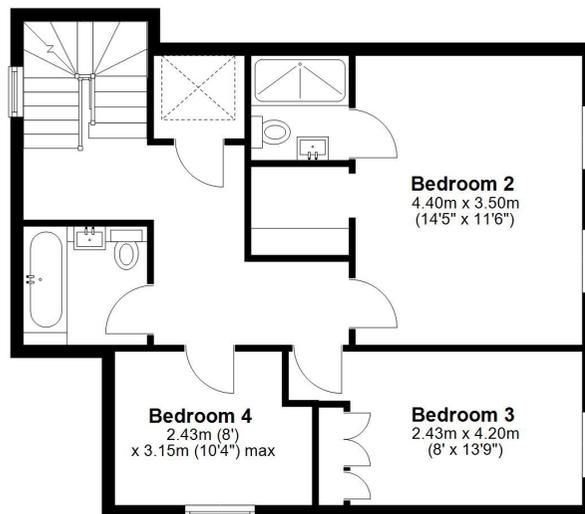
**Second Floor**

Approx. 57.5 sq. metres (618.5 sq. feet)



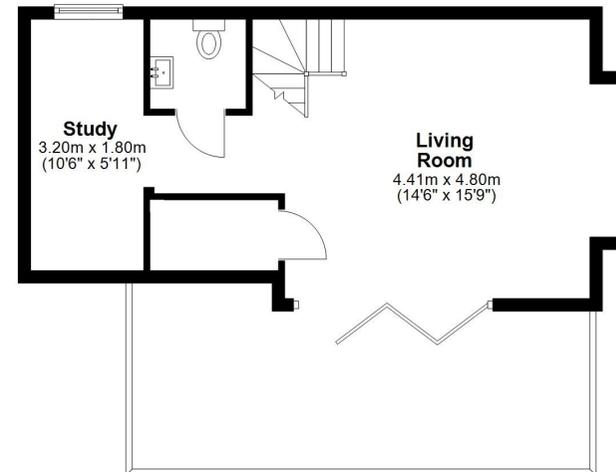
**First Floor**

Approx. 60.6 sq. metres (652.2 sq. feet)



**Third Floor**

Approx. 38.8 sq. metres (418.0 sq. feet)



Total area: approx. 215.9 sq. metres (2324.1 sq. feet)













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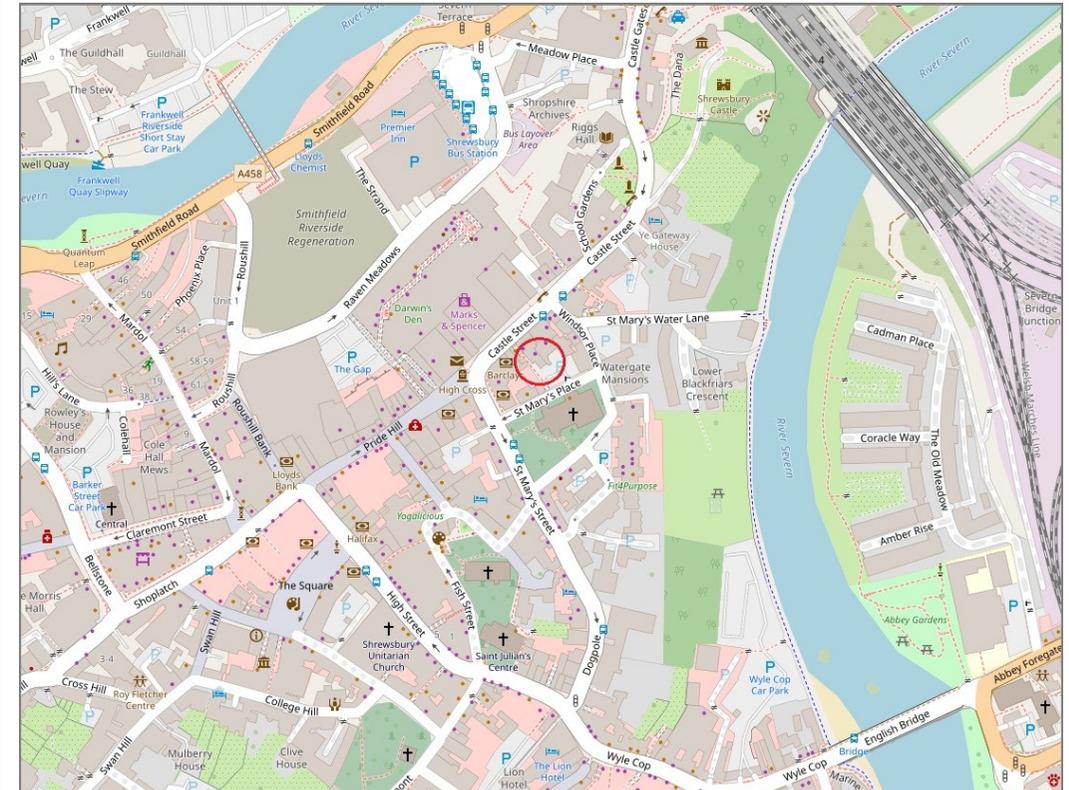
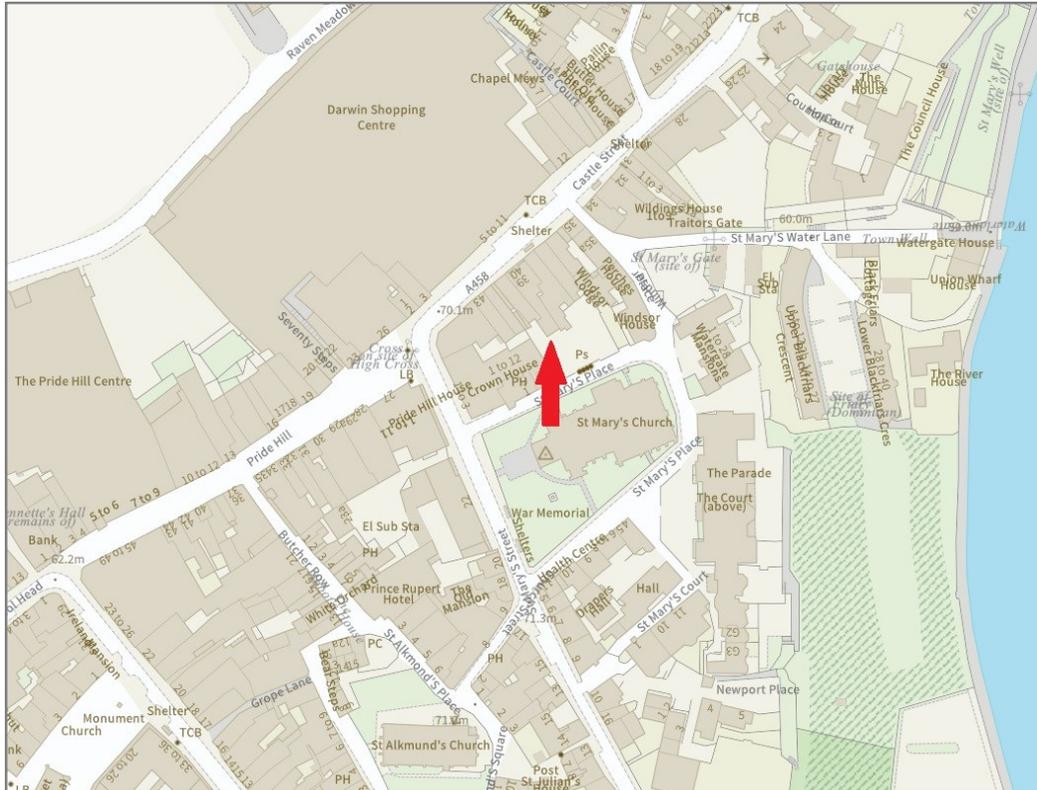
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**BOUNDARIES NOT CONFIRMED**

Tenure	<b>Freehold</b>
Local Authority	<b>Shropshire Council</b>
Council Tax	<b>TBC</b>
EPC Band	<b>Band B</b>
Services	<b>Mains water, electricity and drainage are connected. Air source and underfloor heating.</b>

 **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.

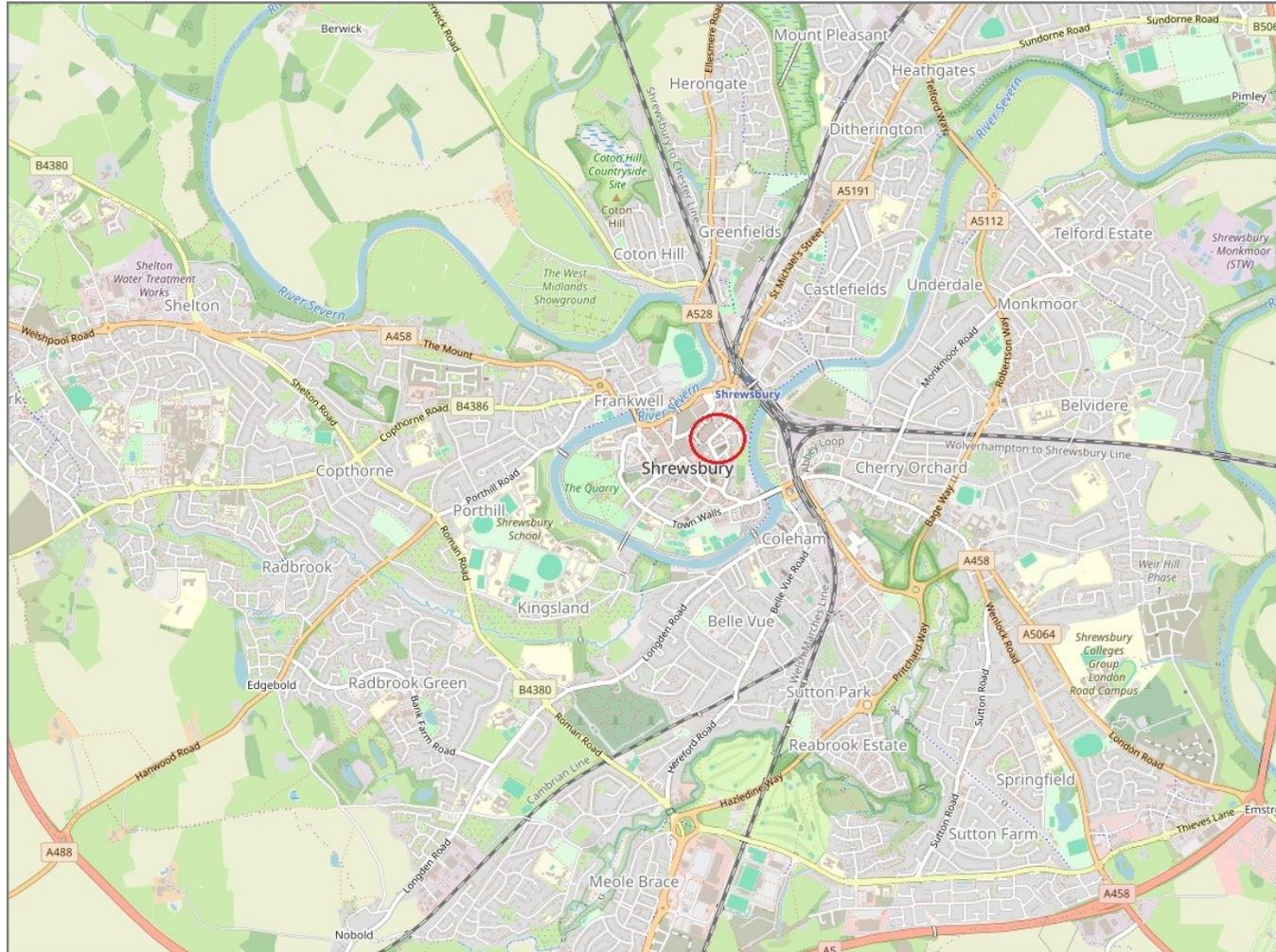
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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