



## **1 Darwin Gardens, Mountfields, Shrewsbury SY3 8QB**

3 bedroom semi-detached house—£595,000 Freehold



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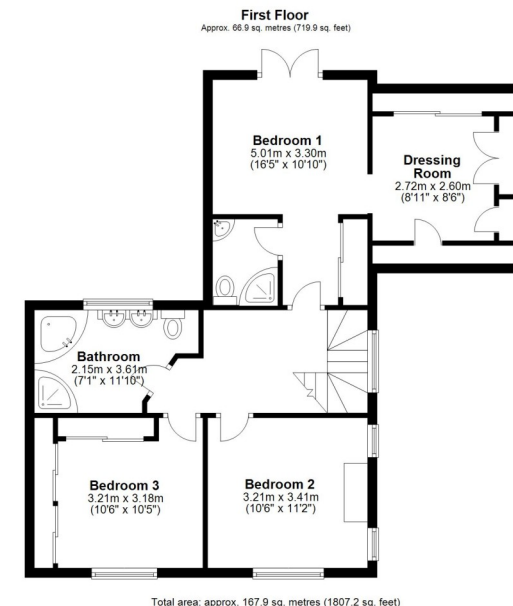
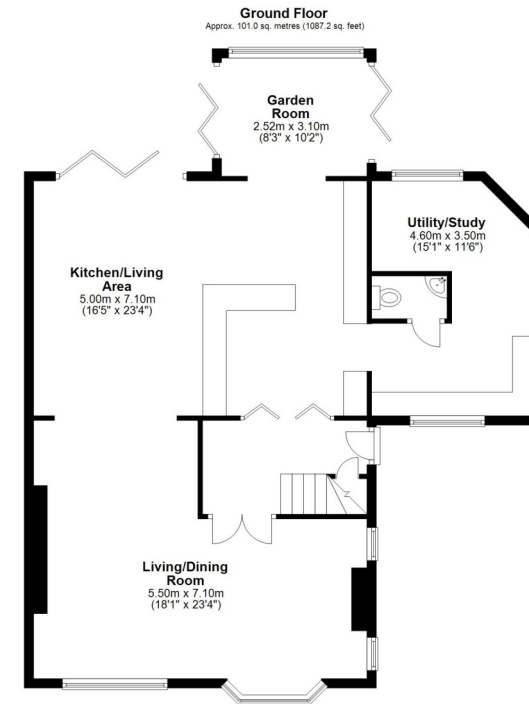
£595,000 Freehold—3 bedroom semi-detached house

sales@cgpooks.co.uk

**A very impressive and extremely attractive property providing spacious and vastly improved accommodation with a beautifully landscaped garden and wonderful river views. This exceptional home is situated in a fantastic location, within a quiet, private and very sought after neighbourhood, just a few minutes' walk from the town centre.**

## KEY FEATURES

- Entrance hall with glazed double doors to both the kitchen and dining room, along with a feature staircase with large stained-glass window to the first-floor landing.
- Superb semi open plan living space, which comprises of dining and seating areas, with a recessed living flame gas fire, windows to front and glazed patio doors to a rear decked terrace.
- Modern fitted kitchen with integrated appliances and access to a lovely conservatory which overlooks the rear garden.
- Cloakroom and a large utility room fitted to the same standard as the kitchen, from which there is access to a home office that could also be used as an occasional bedroom.
- On the first floor there is a large bathroom with separate shower and 3 double bedrooms. The main bedroom also has a Juliet balcony that overlooks the river, as well as en suite dressing and shower rooms.
- Double glazed windows and gas central heating.
- Gated access to an extensive gravelled driveway that provides parking for about 4 cars.
- Magnificent rear garden with a wonderful decked terrace, from which there are outstanding elevated views across the river Severn.
- A 5-minute walk from the town centre, in a quiet and very sought after area of Shrewsbury, just a stone's throw from lovely river walks and the excellent amenities of Frankwell, which include great pubs/restaurants and Theatre Severn.

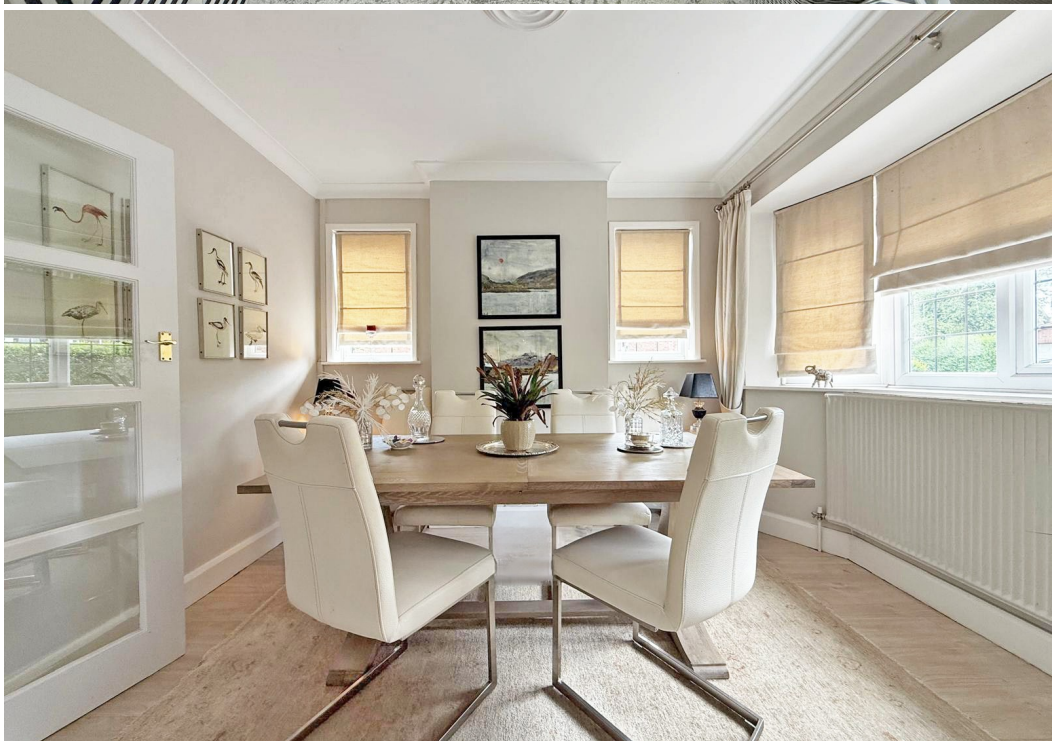
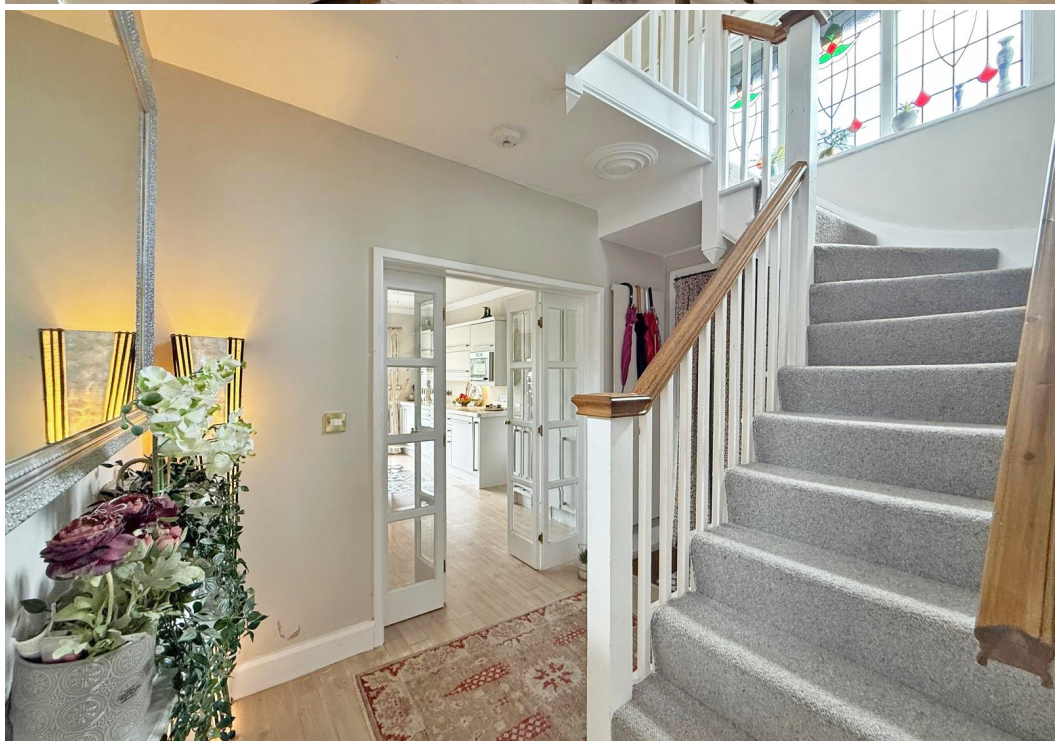


Total area: approx. 167.9 sq. metres (1807.2 sq. feet)

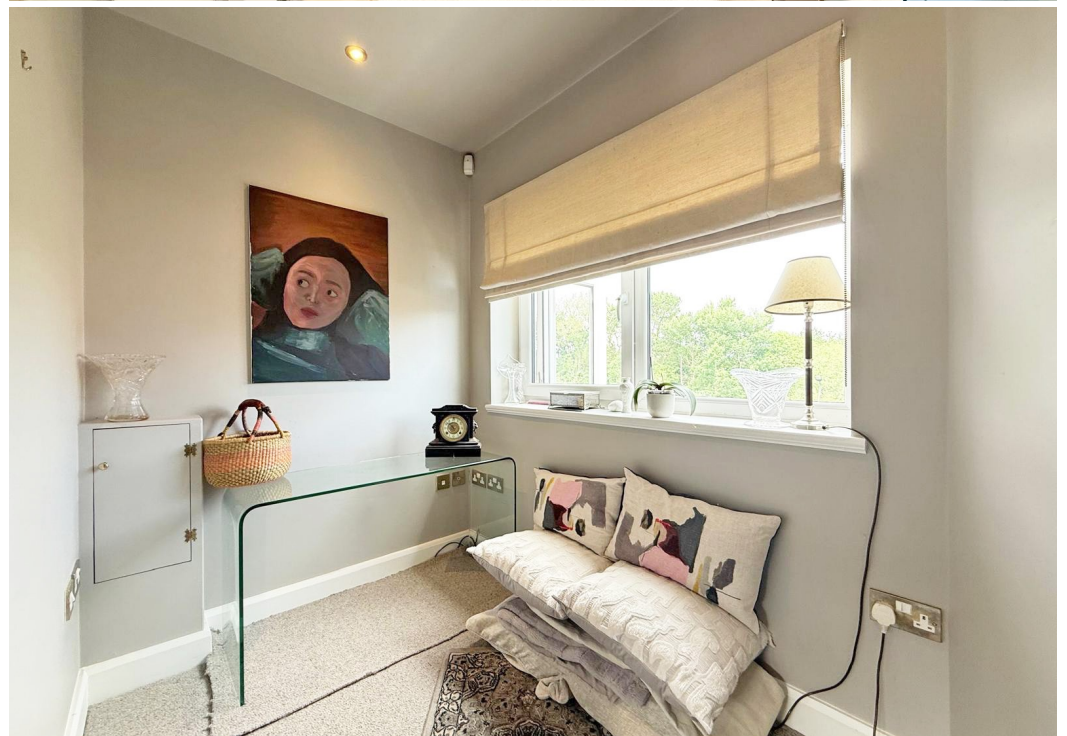


























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**BOUNDARIES NOT CONFIRMED**



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