



Helping *you* move



7 Croft Way, Market Drayton, TF9 3UB

A spacious, Three Bedroom Detached Bungalow with a generous Living/Dining Room, Conservatory, Garden, Garage - and offered to the market with No Upward Chain.

Offers in the Region of
£350,000

Overview

- Spacious Three Bedroom Detached Bungalow
- No Upward Chain
- Popular Location
- Entrance Hall, Shower Room
- Kitchen, Conservatory
- Generous Lounge/Dining Room
- Pretty Enclosed Rear Garden
- Garage, Driveway, Front Garden
- Council Tax Band – D
- EPC Rating - D



Brief Description

The front door opens to the T-Shaped Entrance Hall with Loft Access and the airing cupboard. To your right is Bedroom Two which has a double built-in wardrobe and Bedroom Three is to your left. Bedroom One has a wall of mirrored built-in wardrobes, and the Shower Room has a walk in shower. There is a very generous Living/Dining Room with French doors out to the Conservatory and the Kitchen - a light and bright space with two windows overlooking the rear Garden, a good range of units and a door leading to the Garage.

Externally, there's a block paved driveway leading to the single Garage which has light and power, and an enclosed rear Garden with patio and mature trees and shrubs.

Location

Market Drayton is a busy market town with a weekly Wednesday street market whose charter dates back to 1245. The town has a High School, Indoor Swimming Pool, Doctors' Clinic, Dentists and a range of Cafes, Shops and Supermarkets. There's a good range of sports clubs including Squash, Tennis, Cricket and Football.

A wider range of shops and facilities can be found in via the A53 to Shrewsbury and Newcastle-under-Lyme, and the A41 links to Newport and Whitchurch. The nearest mainline train stations are at Crewe and Stoke-on-Trent, and the M6 is approximately a 40 minutes' drive.



Your Local Property Experts

01630 653641



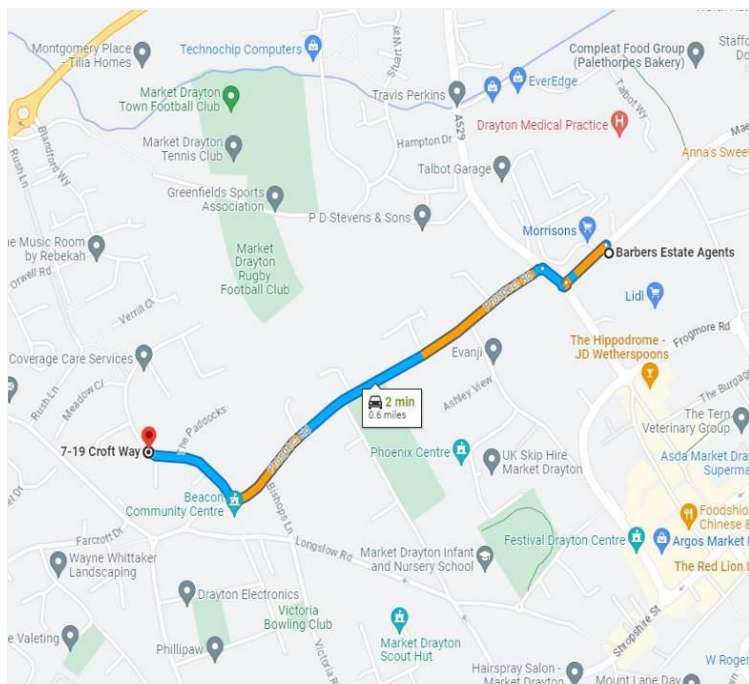
Useful Information

TO VIEW THIS PROPERTY: Please contact our Newport Office, 30 High Street, Newport, TF10 7AQ or call us on 01952 820239.

Email: Newport@barbers-online.co.uk

SERVICES: We are advised that all mains services and gas central heating services are available. 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.

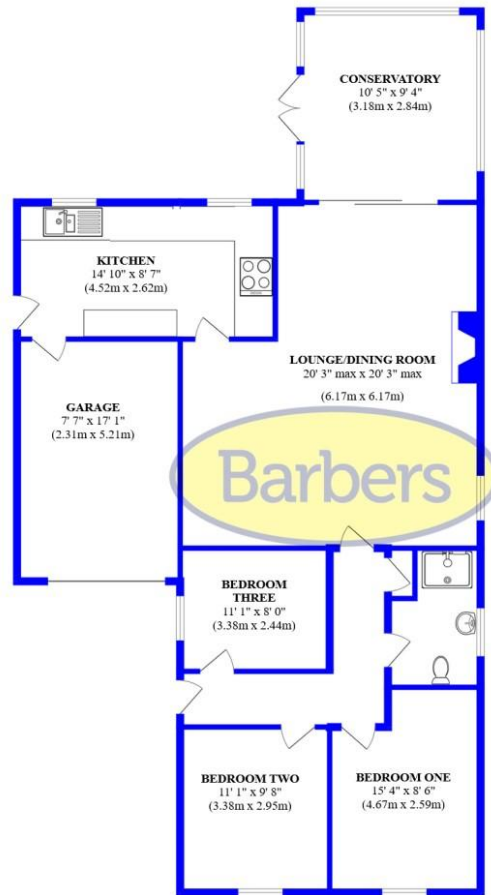
LOCAL AUTHORITY: Shropshire Council, Shrewsbury, SY2 6ND. Tel: 0345 678 9002



DIRECTIONS: From our office on Maer Lane turn left, then right by Nagington's Garage and left on Prospect Road. Turn right on Croft Way and after approximately 500 yards, the property is 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
Not to Scale
Please use as a guideline only

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Selling your home?

If you are considering selling your home, please contact us today for your no obligation free market appraisal. Our dedicated and friendly team will assist you 6 days a week.

Get in touch today! Tel: 01630 653641

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 AGENT: Maer Lane,
Market Drayton, TF10 7JJ | Tel: 01952 820239
Email: newport@barbers-online.co.uk**

