



Helping *you* move



## Millard, Salisbury Road, Market Drayton, TF9 1BY

Set on a generous Garden Plot, this is a spacious Three Bedroom Detached Bungalow with Breakfast Kitchen, spacious Lounge, Garage with Driveway Parking - and is offered to the market with No Upward Chain.

Offers in the Region of

**£250,000**

## Overview

- Three Bedroom Detached Bungalow
- Generous Garden Plot
- Driveway Parking, Detached Single Garage
- No Upward Chain
- Entrance Hall, Living Room with Bay Window
- Breakfast Kitchen
- Two Double and One Single Bedrooms
- Central Hallway, Wet Room
- Council Tax Band – C
- EPC Rating - E



## Brief Description

The accommodation is set around a central Hallway, and to your left is the spacious Living Room with a bay window overlooking the front Garden. The Breakfast Kitchen has a good range of kitchen units, space for your cooker, fridge and washing machine, built-in cupboard, space for your table and a door to the driveway to the side of the property. All the Bedrooms are a good-size, with Bedroom One being a spacious Double and Bedroom Three is a Single room - and completing the accommodation is the Wet Room.

Externally, the Gardens are a real selling point of this lovely property. There's the generous front Garden and driveway to the Detached Garage, and to the rear is an equally generous Garden with large central lawned area, paved pathway and gravelled orchard area with a mix of apple trees.

## Location

Market Drayton is a busy market town with a weekly Wednesday Street market whose charter dates back to 1245. The town has the Grove School with Sixth Form, Indoor Swimming Pool, Doctors' Clinic, Dentists and a range of Cafes, Shops, Supermarkets and Sports Clubs.

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 30 minutes' drive.



# Your Local Property Experts

## 01630 653641

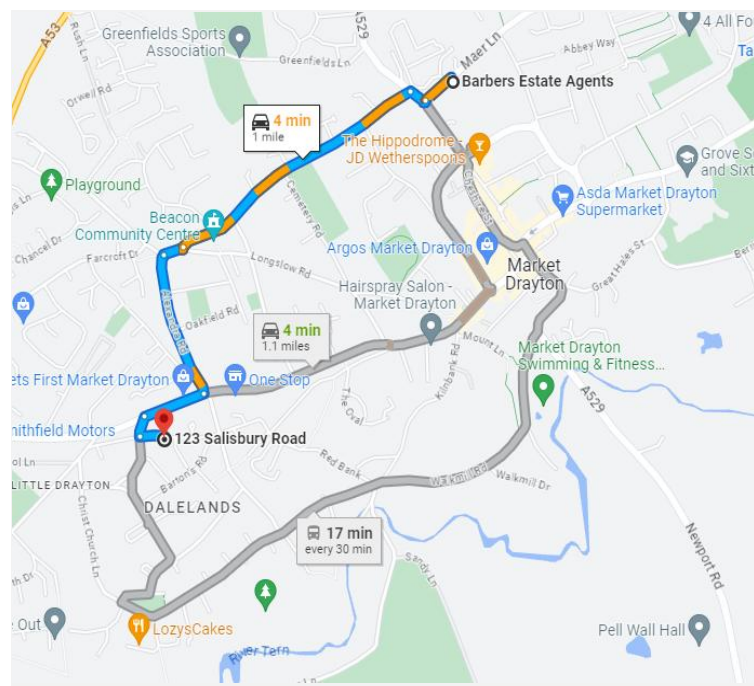


### Useful Information

**TO VIEW THIS PROPERTY:** Please contact our Market Drayton Office on 01630 653641 or email the team at: [marketdrayton@barbers-online.co.uk](mailto:marketdrayton@barbers-online.co.uk)

**SERVICES:** We are advised that all mains services and gas central heating are available. The hot water tank can be heated through the boiler or using an immersion switch. 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  
Tel: 0345 678 9002



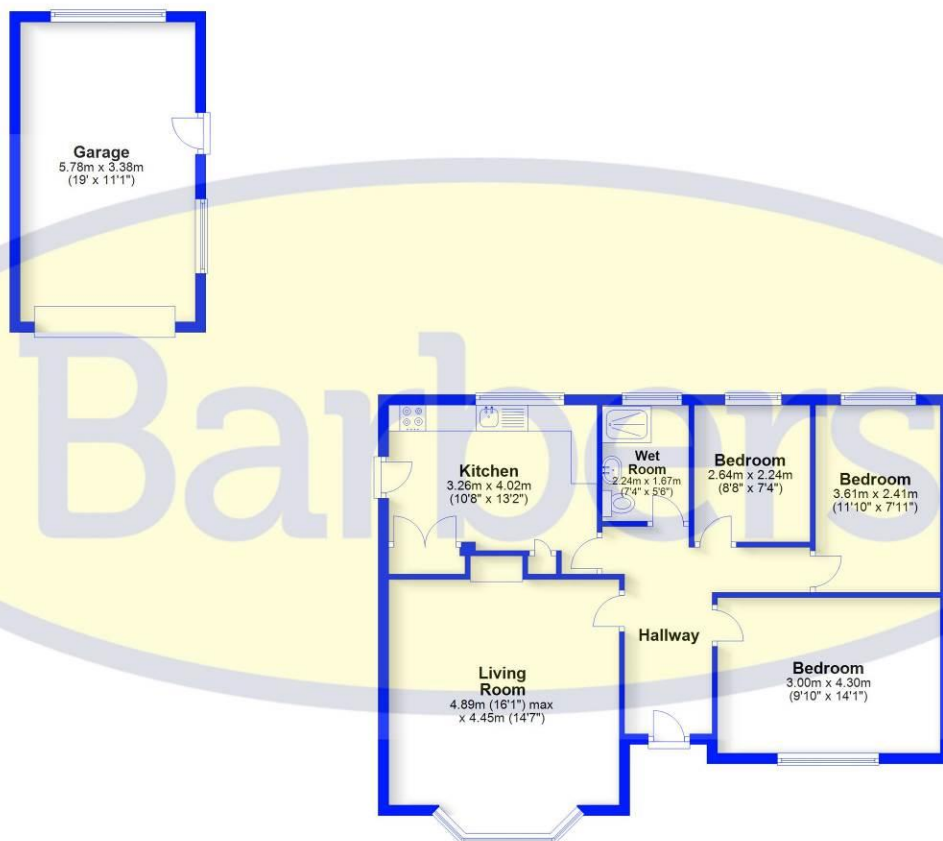
**DIRECTIONS:** From our office on Maer Lane, turn left, right at Nagington's Garage and then left on Prospect Road. Follow Prospect Road over two mini roundabouts to bear left on Alexandra Road. At the T-Junction turn right on Shrewsbury Road, then first left on High Fields and left on Salisbury Road where the property will be 50 meters on your right 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.

## Ground Floor

Approx. 95.1 sq. metres (1023.8 sq. feet)



Total area: approx. 95.1 sq. metres (1023.8 sq. feet)

Plan produced by [www.firstpropertyservices.co.uk](http://www.firstpropertyservices.co.uk). We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property.  
Plan produced using PlanUp.



## 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

**BARBERS ESTATE AGENT: Tower House, Maer Lane,  
Market Drayton, Shropshire TF9 3SH  
Tel: 01630 653641  
Email: [marketdrayton@barbers-online.co.uk](mailto:marketdrayton@barbers-online.co.uk)**



**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.