



Helping *you* move



15 Parker Bowles Drive, Market Drayton, TF9 3EU

A very nicely presented Five Bedroom Detached House with spacious Living Accommodation including Lounge and separate Dining Room, Principal Bedroom with En Suite, Garden, Integrated Garage and Driveway Parking. No Upward Chain.

Offers In Region Of
£375,000

Overview

- Five Bedroom Detached House
- Very Nicely Presented Throughout
- No Upward Chain
- Entrance Hall, Cloaks/WC
- Spacious Lounge, Dining Room, Conservatory
- Dining Kitchen, Utility
- Principal Bedroom with En Suite
- Four Further Bedrooms, Bathroom
- Mature Garden with Patio Entertaining Area
- Council Tax Band – D
- Energy Rating - B



Brief Description

To the ground floor, is a nicely fitted Cloaks/WC and stairs up to the first floor, Lounge with double French doors leading through to the Dining Room which has sliding patio doors through to the Conservatory. The Dining Kitchen has an excellent range of traditional Shaker-style cabinets, integrated double oven, five-burner gas hob and extractor fan over, integrated appliances including two fridges, a freezer and a dishwasher, a serving hatch through to the Dining Room and a Utility.

To the first floor, the Principal Bedroom has an excellent range of built-in wardrobes and drawers and a good size En Suite with both a bath and corner shower. Bedrooms Two and Three are both Double Bedrooms, with Bedroom Two having built-in wardrobes, and Bedrooms Four and Five are single Bedrooms with Bedroom Four currently being used as a Home Office. Finally, the Family Bathroom has both a bath tub and a corner shower.

Externally, the property has a gravelled and block-paved driveway with parking for two cars plus the integral Garage. To the side of the property a path leads round to the pretty rear Garden with a patio, lawn with mature borders and shrubs and a greenhouse and garden shed.

Location

Market Drayton is a busy market town with a weekly street market every Wednesday 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.



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

SERVICES: We are advised that all mains services and gas central heating are available with A Shade Greener Solar Panels. 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 Tel: 0345 678 9002

FOR MORE INFORMATION: Go to: www.barbers-online.co.uk

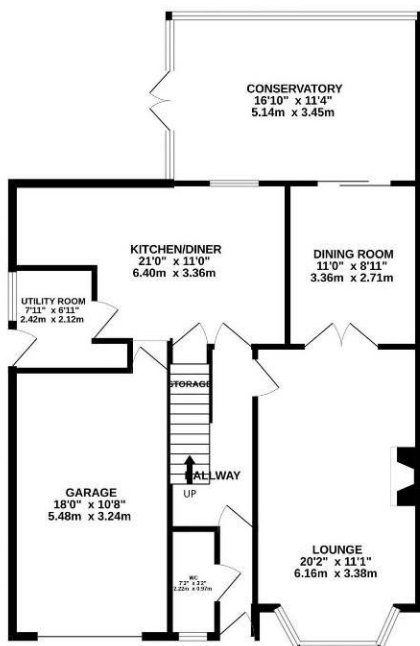


DIRECTIONS: From our office on Maer Lane, turn left, right at the mini roundabout and then left on Prospect Road. Straight over the first mini roundabout and then right onto Longslow Road and immediate left on Farcroft Drive. Right on Parker Bowles Drive where the property is on your left and can be identified by our For Sale sign.

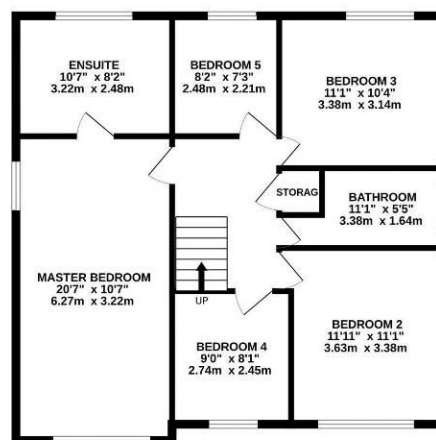
PROPERTY INFORMATION: We believe this information to be accurate, but it cannot be guaranteed. The fixtures, fittings, appliances and mains services have not been tested. If there is any point which is of particular importance, please obtain professional confirmation. All measurements quoted are approximate. 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.

GROUND FLOOR
1023 sq.ft. (95.0 sq.m.) approx.



1ST FLOOR
809 sq.ft. (75.1 sq.m.) approx.



Floor Plan
Not to Scale
Please use as a guideline only

TOTAL FLOOR AREA: 1832 sq.ft. (170.2 sq.m.) approx.

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: Tower House, Maer Lane,
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