



Helping *you* move



Homeleaze, 30a Buntingsdale Road Market Drayton, TF9 1LP

A very nicely presented Three Bedroom Detached Bungalow with Garage and pretty rear Garden - and the added benefit of being offered to the market with No Upward Chain.

Offers In Region Of
£265,000

Overview

- Three Bedroom Detached Bungalow with No Upward Chain
- Entrance Hall, spacious Lounge, L-Shaped Kitchen
- Bathroom with Bath & Shower
- Three Bedrooms - one currently used as a Dining Room
- Pretty, Enclosed Rear Garden with Patio
- Driveway, Garage with Light & Power
- Council Tax Band – C
- Energy Rating - C



Brief Description

The front door opens into the L-Shaped Hallway and to your left is Bedroom One, a double Bedroom with a wall of fitted wardrobes, and then Bedroom Two is a small double room. Bedroom Three is currently being used as a Dining Room and would also make a great Home Office or Hobby Room. The Lounge has French doors out to the rear Garden and the Kitchen is L-shaped and has an excellent range of units, with integrated oven, hob and extractor fan over, space for your washing machine, fridge and freezer. Completing the accommodation is the Bathroom which has both a Bath and Shower.

Externally, there's the long Driveway leading up to the Detached Single Garage which has light and power. To the rear of the property is a lovely, private Garden with a patio, lawn and flower beds with mature plants and shrubs.

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, and access to the Shropshire Union Canal.

A wider range of shops and facilities can be found 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

SERVICES: We are advised that all mains services and gas central heating 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
Tel: 0345 678 9002

TENURE: We are advised that the property is Freehold. The Vendor's Solicitor will confirm this.



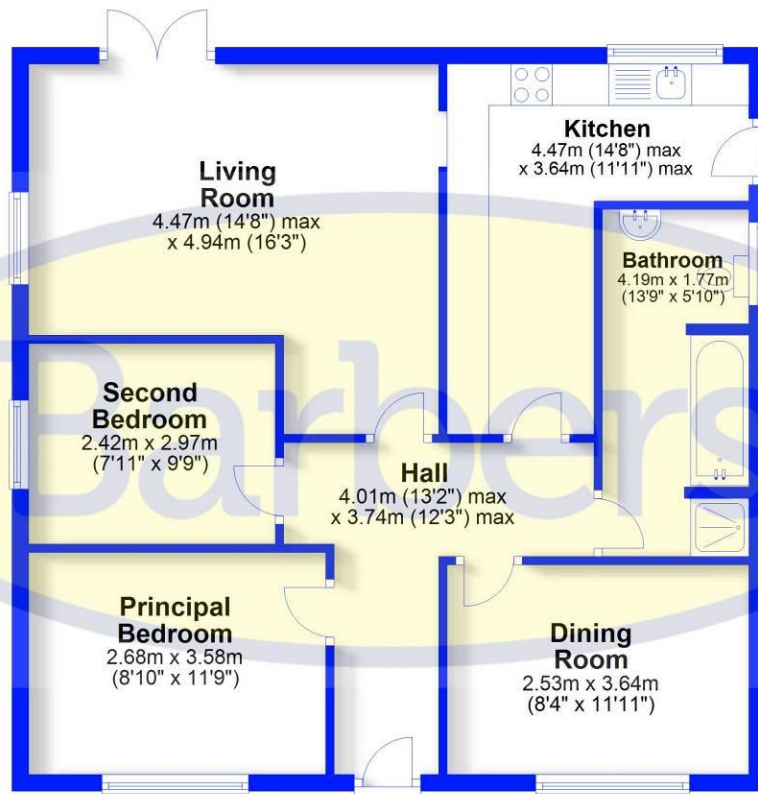
DIRECTIONS: From our office on Maer Lane turn left, then left at Nagington's Garage and right on Frogmore Lane. At the mini roundabout go right on Shropshire Street which becomes Shrewsbury Road. Turn left directly in front of Gill's Puddings on Buntingsdale Road. Pass the church on your left and playing fields on your right and then the driveway to the property is 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

Ground Floor

Approx. 74.4 sq. metres (800.7 sq. feet)



Total area: approx. 74.4 sq. metres (800.7 sq. feet)

Plan produced by 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



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.