



Helping *you* move



14 Ashley View, Market Drayton, TF9 3AT

Set in a great location on a quiet cul-de-sac, this is a Two Bedroom Semi-Detached Bungalow with a good-size Lounge, large Summer House, Garage, Driveway Parking - and is offered to the market with No Upward Chain.

Offers in the Region of
£235.000

Overview

- Nicely Presented Two Bedroom Semi-Detached Bungalow
- No Upward Chain
- Entrance Porch, Hallway, Shower Room
- Kitchen, Lounge, Two Bedrooms
- Large Summer House with Shed - ideal Workshop or Hobbie Room
- Garage, Driveway Parking for Two Cars
- Quiet Cul-de-Sac Location
- Council Tax Band - B, Energy Rating - C



Brief Description

To the front of the property there's a lawned Garden and a Driveway leading to the Garage giving you Parking for 2-3 cars. Head through the gate to the side of the property and the first thing you'll see is the impressive Summer House giving you a large, covered seating area, plus a rear lawned Garden.

Moving to the Bungalow itself, and the front door opens to the L-shaped Hallway, and to your left is the modern Shower Room with double shower and the Kitchen which has a good range of units, with space for your cooker and fridge, and a door out to the Utility Porch with plumbing for your washing machine. To your right are the two Bedrooms. Completing the accommodation is the Living Room with a large picture window overlooking the rear Garden, space for a dining table and a feature fireplace housing a gas fire.

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. This property backs onto the cemetery gardens.

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



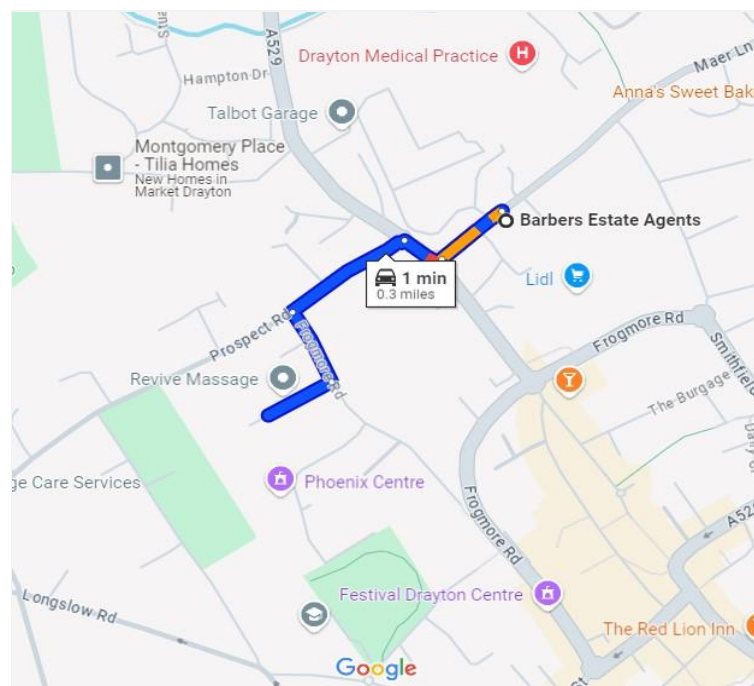
Useful Information

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.

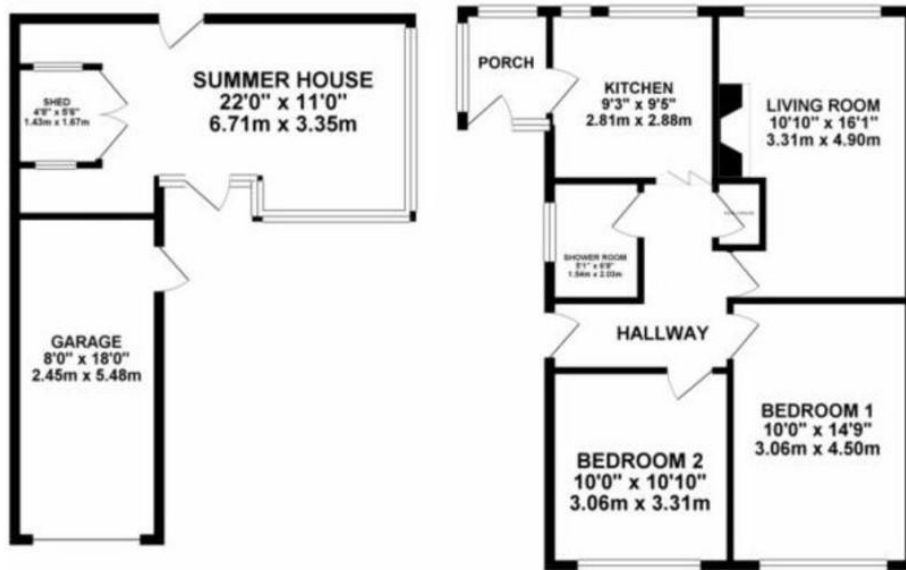


DIRECTIONS: From our office on Maer Lane turn left, then right by Nagington's Garage and left on Prospect Road. After 300 yards turn left on Frogmore Road, and then right on Ashley View where the property is at the head of the cul-de-sac and can be identified by our For Sale sign.

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 1025.17 sq. ft.
(95.24 sq. m.)



This Floor Plan is Not to Scale
Please use as a Guideline to Layout Only

www.barbers-online.co.uk

TOTAL FLOOR AREA : 1025.17 sq. ft. (95.24 sq. m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, floors 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, fixtures and appliances shown here 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

**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.