

BOWEN

PROPERTY SINCE 1862



Offers in excess of £245,000

🏠 2 Bedrooms 🚿 1 Bathroom

4 Breidden Close, Oswestry,
Shropshire, SY11 1TT

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General Remarks

Bowen are pleased with instructions to offer a well situated 2 bedroom detached bungalow set in a private plot within a popular residential area of the market town of Oswestry. The property has been well maintained yet offers potential for selective improvement works in line with the requirements of the prospective purchaser.

The property is warmed by gas fired central heating and includes part timber/part uPVC double glazing. Ample off road parking is provided to the front while there are private gardens to the front, side and rear.

Location: The property is situated within walking distance of the busy market town of Oswestry. The town itself has an excellent range of shops, schools and other amenities and is surrounded by picturesque countryside. There is a town bus service operating in this area. Easy access on to the A5/A483 provides direct routes to the towns of Shrewsbury, Wrexham and the City of Chester. The nearby train station at Gobowen provides direct links to Manchester and Birmingham.



Accommodation

A partly glazed door leads into:

Entrance Hall: With radiator, access to roof space, door to fitted Airing Cupboard and partly glazed door into:

Lounge: 19' 3" x 11' 1" (5.88m x 3.39m) Gas fireplace set on a raised brick hearth and radiator.

Kitchen: 10' 7" x 9' 11" (3.22m x 3.01m) Fully fitted kitchen units with matching base and eye level units with worktop over. Stainless steel sink/drain, space and plumbing for washing machine, Valliant wall mounted gas fired boiler, radiator and uPVC door to outside.

Bedroom 1 : 11' 6" x 10' 6" (3.51m x 3.21m) Radiator.

Bedroom 2: 9' 10" x 8' 3" (3m x 2.52m) Radiator and sliding uPVC doors into:

Conservatory: 19' 1" x 9' 7" (5.81m x 2.91m) Tiled floor and uPVC conservatory doors leading into garden.

Bathroom: 6' 8" x 5' 6" (2.02m x 1.68m) Bathroom suite comprising panel bath with shower attachment, pedestal wash hand basin and low level flush W.C. Radiator.

Outside: The property offers private gardens to both the front and rear. These include lawns and a range of mature shrubs alongside a small patio. To the front is a tarmac driveway providing ample off-road parking and leading to the single garage.

Garage: 16' 10" x 8' 6" (5.13m x 2.6m) Up and over door to front and rear pedestrian door. Light and power facilities laid on.

Tenure: We are informed that the property is freehold subject to vacant possession on completion.

EPC Rating: EPC Rating - Band D (64).

Council Tax Band: Council Tax Band 'C'.

Local Authority: Shropshire County Council.

Directions: From Oswestry town centre proceed up Church Street to the traffic lights. Turn right onto Upper Brook Brook and take the second right onto Oswalds Well Lane. Bear left onto Maserfield and take the last turning right onto Llanforda Mead. Continue ahead taking the right hand turn into Breidden Close where the property will be found on the right.

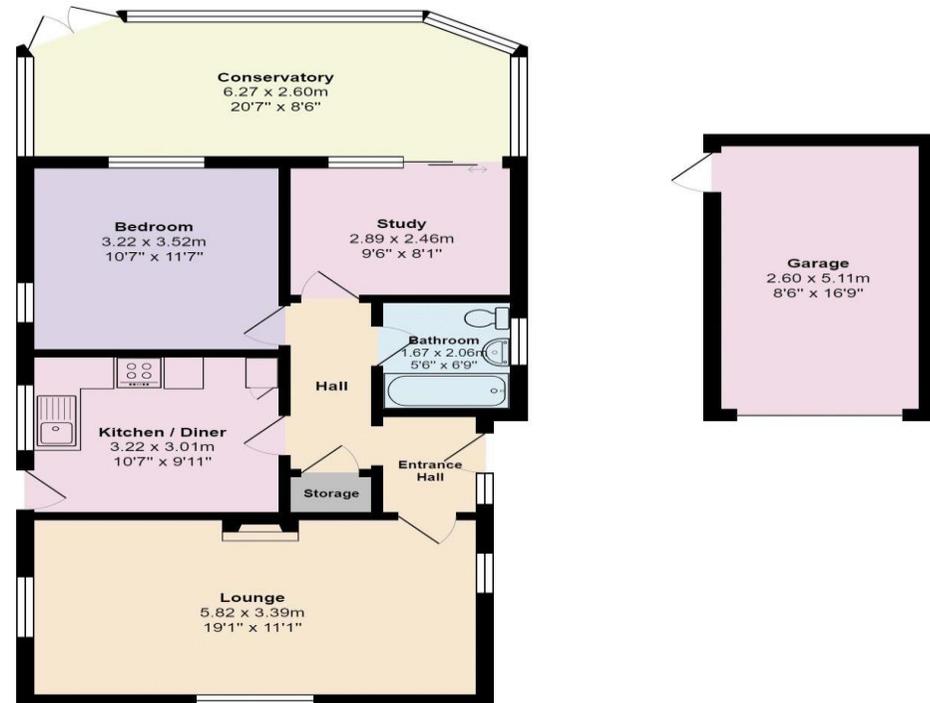








4, Breidden Close, Oswestry, SY11 1TT



Ground Floor

Total Area: 78.8 m² ... 848 ft² (excluding garage)
All measurements are approximate and for display purposes only

Get the most out of your property

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