



£170,000

 **TENURE:** Leasehold

 **EPC RATING:**

 **COUNCIL TAX BAND:** A

Stoke On Tern Market Drayton

Warren Park, Warrant Road Stoke On Tern
Market Drayton Shropshire

This detached park home is so fantastic it 'warrants' a very early viewing. So if you are looking for a retirement park home which is beautifully presented and on a corner plot then head over to Warren Park on Warrant Road. Located on a select development in the rural setting of Stoke-on-Tern the home comprises entrance hall, open plan lounge/dining room, fitted kitchen and an inner hallway which provides access to the two bedrooms and family bathroom. The master bedroom also has a walk in dressing room and an en-suite shower room. Outside there are gardens to three sides, driveway and detached garage with electric door.



- Modern Detached Park Home
- Corner Plot With Landscaped Garden
- Contemporary Fitted Kitchen With Appliances
- Modern Bathroom & En-Suite Shower Room
- Spacious Lounge/Diner
- Side Driveway & Detached Garage

You can reach us **9am to 9pm**, 7 days a week

28/29 High Street, Market Drayton, Shropshire, TF9 1QF

01630 658888

hellomarketdrayton@dourishandday.co.uk



Entrance Hall

Accessed through a double glazed front entrance door with double glazed side panel with further double doors opening into a useful store cupboard, radiator.

Lounge/Dining Room 18' 5" x 14' 4" (5.61m x 4.36m)

A large reception room fitted with a contemporary style fireplace and electric fire. The room has lots of natural light thanks to the double glazed windows to two elevations and double glazed patio doors onto the side.

Kitchen 9' 5" x 12' 6" (2.88m x 3.80m)

Fitted with a range of contemporary base and wall units, butcher block effect work surfaces with work surface down lighting and one and a half bowl stainless steel sink units and mixer tap. Integral appliances include four ring electric hob with splash back and cooker hood over, electric oven, fridge/freezer and dishwasher. Inset ceiling lighting, radiators, double glazed window and door to the side garden.



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Inner Hallway

Having loft access and doors off to the two bedrooms and bathroom.

Bedroom One 10' 2" x 9' 6" (3.10m x 2.89m)

Door off to a walk in wardrobe and further door to the en-suite. Fitted bedroom furniture includes dressing table, bedside cupboards and drawers. Radiator and double glazed window to the side.

En-Suite Shower Room 5' 6" x 5' 1" (1.67m x 1.55m)

Fitted with a contemporary white suite comprising shower cubicle with glass screen and shower, vanity wash basin with cupboard below and tiled splash backs and low level WC. Extractor fan, radiator and double glazed window to the side.

Bedroom Two 7' 7" x 9' 6" (2.32m x 2.89m)

Built in double wardrobes, radiator and double glazed window to the side.

Bathroom 8' 5" x 6' 6" (2.56m x 1.97m)

Fitted with a contemporary white suite comprising panel bath, vanity wash basin and low level WC. Fitted cupboards and vanity shelf, tiling to the walls, extractor fan, radiator and double glazed window to the side.

Outside Front

The home is located on a corner plot which includes a lawned garden which extends to the side with wide steps to the front entrance and further path to the side entrance door.

Outside Rear

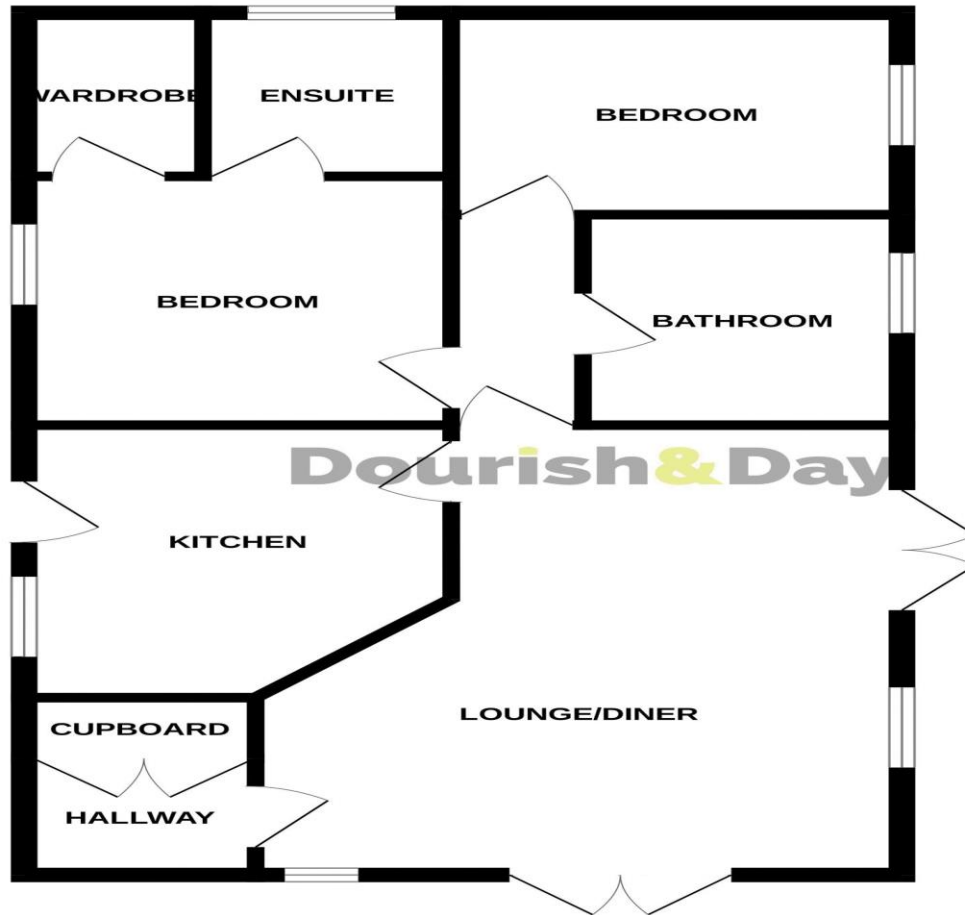
A small garden area to the rear.

Garage 9' 11" x 15' 8" (3.03m x 4.78m)

A driveway to the side provides off road parking and leads to a detached garage which has an electric up and over door, power, lighting and double glazed door and window to the side.



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan content of doors, windows, rooms and any other items are approximate and no responsibility is accepted for any omission or mis-statement. This plan is for illustrative purposes only and should not be relied upon as a statement of fact. The services, systems and appliances shown have not been verified and as to their operability or efficiency can be given. Made with Metropix ©2023



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