

# HARWOOD

## THE ESTATE AGENT

44-46 market street, wellington, telford. shropshire. TF1 1DT  
4 Parish Drive, Hadley, Telford, Shropshire, TF1 5AP



**Offers in  
Excess of  
£200,000**

A spacious Two Bedroom Detached Bungalow with gravel driveway, garage and enclosed rear garden. Providing 72.9 sq meters ( 785.2 sq ft ) of living accommodation. Being tucked away in a enviable position and situated in a popular residential area. Short walking distance to local amenities, shops, excellent access to local road networks and bus stops.

Comprising, Through hallway, spacious lounge/dining room with sliding patio doors opening onto the rear patio area. Kitchen, two good sized bedrooms, bathroom, gas central heating and double glazing. Gravel frontage, providing ample space suitable for a number of vehicles. garage, side access leading to the rear enclosed garden area. Being offered with No Upward Chain.



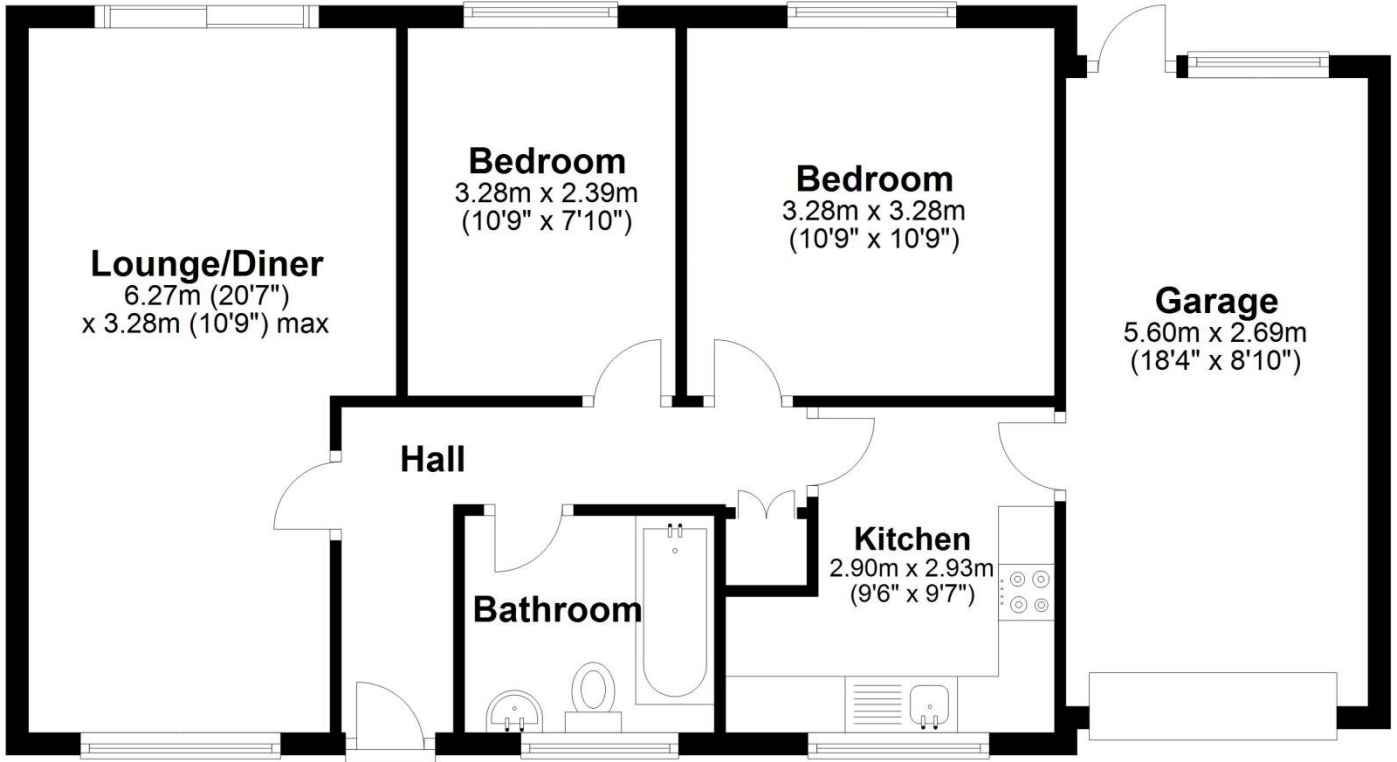
**Sales**  
**01952 641111**

email: [harwood@harwoodestates.com](mailto:harwood@harwoodestates.com)  
[www.telfordstateagent.co.uk](http://www.telfordstateagent.co.uk)

**Lettings**  
**01952 505505**

## Ground Floor

Approx. 72.9 sq. metres (785.2 sq. feet)



Total area: approx. 72.9 sq. metres (785.2 sq. feet)

For illustrative purposes only. Not to scale  
Prepared by Shropshire Property Professionals  
Tel: 07817 773 526 - [www.spp-property.co.uk](http://www.spp-property.co.uk)  
Plan produced using PlanUp.

<b>Tenure</b>	We are advised by the vendor that the property is Freehold
<b>Council Tax</b>	Band C
<b>Fixtures &amp; Fittings</b>	Where specifically mentioned in these sales particulars are included in the sale price.
<b>N.B</b>	<b>Please note, that any of the services, heating systems or any appliances at this property, have not been tested, therefore no warranty can be given or implied as to their working order.</b>
<b>Viewing Arrangements</b>	<b>by appointment 24 HOURS A DAY 7 DAYS A WEEK, although office hours are limited to normal working hours we are available by telephone to take enquiries, valuations and viewings at any time. If you do encounter an answer phone please leave a message for a staff member to return your call.</b>

These particulars do not constitute or form a part of any contract. Whilst Harwood Estate Agents and their employees take every care in the preparation of these particulars they hereby state both on behalf of themselves and the vendor that no intending purchaser should rely on any of the statements of representation of fact and the intending purchaser should make his/her own inspection and enquiries in order to satisfy himself/herself of their authenticity and no responsibility is accepted for any error or omission herein.

Details prepared

18 August 2023

