

# HARWOOD

## THE ESTATE AGENT

44-46 market street, wellington, telford. shropshire. TF1 1DT

20 Quayside, Prince Street, Madeley, Telford, Shropshire, TF7 4EP



Offers in  
Excess of  
£210,000

A well positioned Four Bedroom Terraced Property with garage and enclosed garden

Providing approximately 89.7 sq metres ( 965.6 sq feet ) of living space Situated within a much sought after residential area, with excellent access to a wealth of new and old local shops, services and amenities. St. Marys primary school, Madeley Academy, medical centre and Tesco superstore are all near by. Perfectly positioned for main road network. The Blists Hill Museum, Telford Spa Hotel and Golf resort along with the world famous historical Ironbridge Gorge area all within a short drive. Comprising: Entrance hallway, ground floor wc, lounge, kitchen/dining room with patio doors opening on to the rear garden patio area, four bedrooms, bathroom, gas central heating and double glazing. Garage and parking, gated access to rear enclosed garden.

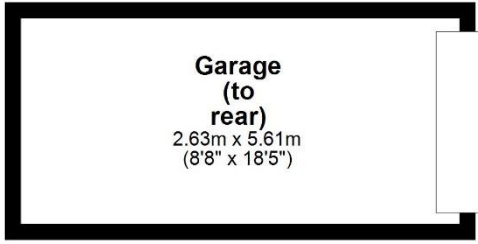


**Sales**  
**01952 641111**

email: [harwood@harwoodestates.com](mailto:harwood@harwoodestates.com)

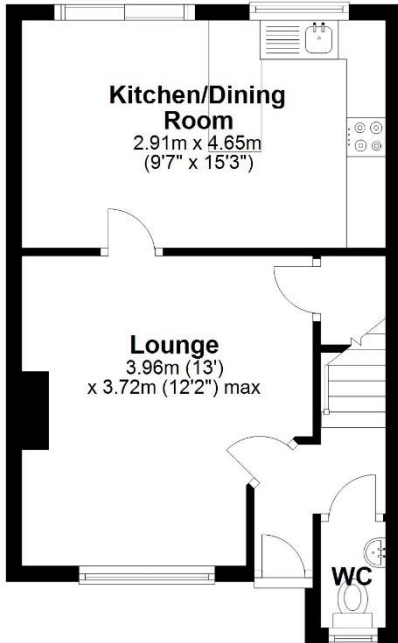
[www.telfordstateagent.co.uk](http://www.telfordstateagent.co.uk)

**Lettings**  
**01952 505505**



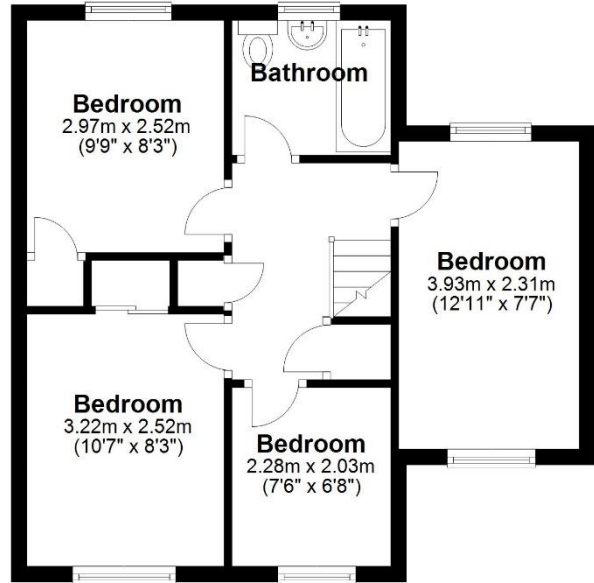
**Ground Floor**

Approx. 47.8 sq. metres (514.8 sq. feet)



**First Floor**

Approx. 41.9 sq. metres (450.8 sq. feet)



Total area: approx. 89.7 sq. metres (965.6 sq. feet)

<b>Tenure</b>	<b>We are advised by the vendor that the property is Freehold</b>
<b>Council Tax</b>	<b>Band C</b>
<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 14 May 2023

