



22a High Street, Bridgnorth, Shropshire, WV16 4DB

BERRIMAN
EATON

22a High Street, Bridgnorth, Shropshire, WV16 4DB

Discreetly located just off the High Street, this town centre home offers three bedroom accommodation arranged over three floors along with brick outbuildings providing good storage. Beautifully presented and a quiet position.
Telford - 13 miles, Wolverhampton - 15 miles, Kidderminster - 15 miles, Shrewsbury - 21 miles, Stourbridge - 15 miles, Birmingham - 38 miles.
(All distances are approximate).

LOCATION

Hidden away just off the bustling High Street, secure gated access leads into a shared courtyard giving access to the property and outbuildings with privacy yet enjoying a prime High Street location with the flexibility to participate on foot the towns excellent amenities and social scene.

The historic market town of Bridgnorth hosts a wide selection of amenities, with many pubs, bars and eateries. The High Street offers a selection of independent shops, convenience stores, cafes, butchers and bakers along with a cinema, theatre and museum. There is a diverse selection of sports clubs, primary and secondary schooling, healthcare services and a hospital. Weekend markets and themed events are held throughout the year with many historical and architectural places of interest to include the Severn Valley Steam Railway, funicular cliff railway, Lavington's Hole, Castle gardens and Daniels Mill.

This is a well presented home having a private front door opens into the lounge, with high ceilings and a feature fireplace having a sash window to the front elevation and parquet flooring. The kitchen offers matching base and wall cabinets with space for appliances, breakfast bar, sink unit and a sash window to the front.

Stairs rise to the first floor landing having a double bedroom and a large house bathroom, having been re-fitted with a modern white suite to include a WC, wash hand basin, bath and a walk in shower. A useful storage/utility area leads off the bathroom having the provision for a washing machine and dryer. From the landing a further staircase rises to the second floor landing giving access to two well proportioned bedrooms featuring exposed wooden floorboards and windows enjoying elevated views across the roof tops. Both bedrooms are serviced by a WC.

OUTSIDE

Approached directly off the High Street, a secure entrance gives access into a shared passageway leading to the courtyard and access to the neighbouring townhouses. Directly opposite, there are two brick outbuildings that provide good storage.

SERVICES

We are advised by our client that all main services are connected to the property. Verification should be obtained by your Surveyor.

FIXTURES AND FITTINGS

By separate negotiation.

TENURE:

We are advised by our client that the property is FREEHOLD. Verification should be obtained by your Solicitors.

COUNCIL TAX

Council Tax Band: B
Shropshire Council.

Lease details, service charges, ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.

VIEWING ARRANGEMENTS

Strictly by appointment. Contact the BRIDGNORTH OFFICE

POSSESSION

Vacant possession will be given on completion.

Tettenhall Office

01902 747744

tettenhall@berrimaneaton.co.uk

Bridgnorth Office

01746 766499

bridgnorth@berrimaneaton.co.uk

Wombourne Office

01902 326366

wombourne@berrimaneaton.co.uk

Lettings Office

01902 749974

lettings@berrimaneaton.co.uk

Worcestershire Office

01562 546969

worcestershire@berrimaneaton.co.uk

www.berrimaneaton.co.uk

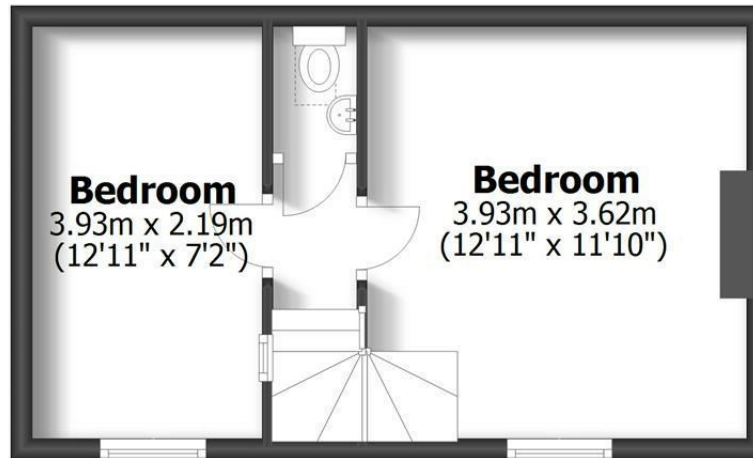
Offers Around
£235,000

EPC: E

IMPORTANT NOTICE: Every care has been taken with the preparation of these Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. Areas, measurements and distances are approximate and the text, photographs and plans are for guidance only. If there is any point which is of particular importance please contact us to discuss the matter and seek professional verification prior to exchange of contracts.



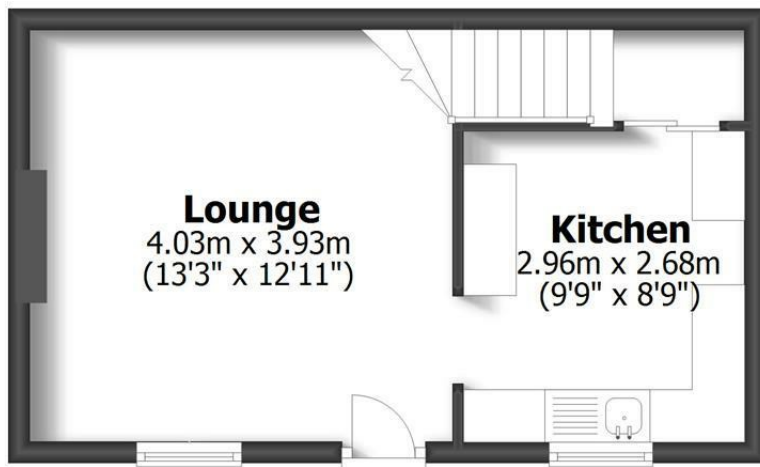
**22a HIGH STREET
BRIDGNORTH, SHROPSHIRE**



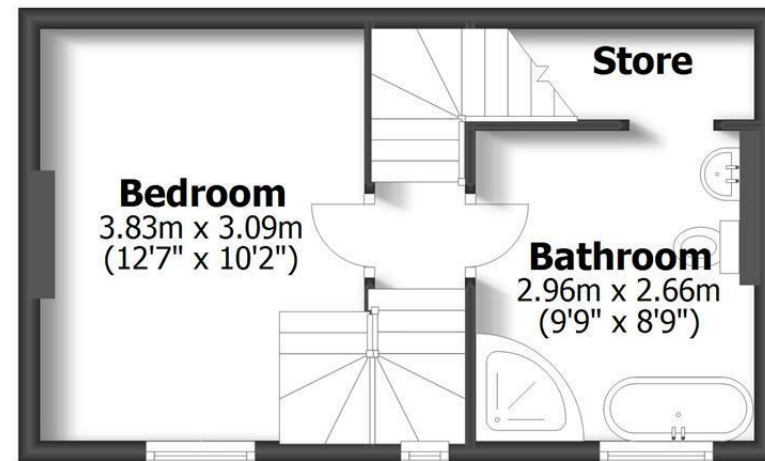
Second Floor

HOUSE: 80.2sq.m. 863.5sq.ft.
TOTAL: 80.2sq.m. 863.5sq.ft.

INTERNAL FLOOR AREAS ARE APPROXIMATE
FOR GENERAL GUIDANCE ONLY - NOT TO SCALE
POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES
AND OTHER FEATURES ARE APPROXIMATE



Ground Floor



First Floor

