



42 Duchess Drive, Bridgnorth, Shropshire, WV16 4JD

BERRIMAN
EATON

42 Duchess Drive, Bridgnorth, Shropshire, WV16 4JD

A well-presented semi-detached home, ideally situated and offering three bedrooms, a generous landscaped rear garden, private driveway, and a garage. Much Wenlock - 8 miles, Telford - 15 miles, Kidderminster - 14 miles, Shrewsbury - 21 miles, Ludlow - 20 miles, Wolverhampton - 16 miles. Birmingham - 32 miles. (All distances are approximate).

LOCATION

Duchess Drive is just a short walk from a local convenience store and other shops with regular public transport. Ideal for families, there are near-by sports clubs and the leisure centre with both primary and secondary schools within walking distance. Bridgnorth provides a full range of shopping facilities and healthcare services. The major commercial centres of Telford, Wolverhampton and Birmingham are within easy commuting distance. The town centre of Bridgnorth has lively weekend markets an abundance of restaurants, pubs and cafes along with plenty of historical places of interest to include the Severn Valley Railway, Theatre on The Steps and an Art Deco cinema. The funicular Cliff Railway rises from the banks of the river Severn up to Castle Walk to give a stunning view over the Severn Valley.

ACCOMMODATION

Upon entering the property, there is an entrance hall with stairs rising to the first floor. A door leads into the spacious lounge, which overlooks the front elevation and features an attractive fireplace.

To the rear, the breakfast kitchen is fitted with a range of matching wall and base units with worktops over, a sink unit, built-in oven, hob, and dishwasher. A useful pantry provides additional storage. French doors open onto the rear patio terrace with the landscaped garden beyond offering a pleasant and private outdoor space.

Upstairs, the landing provides access to the loft and an airing cupboard. There are two well-proportioned double bedrooms, a third single bedroom, and a modern family bathroom comprising a WC, hand basin, and a bath with shower over.

OUTSIDE

Set back behind a block-paved driveway, this property provides off-road parking and extends down the side, leading to a single garage with electric roller shutter doors, lighting, and power connected. An EV charger is also installed for added convenience.

The rear garden has been landscaped to create a selection of seating areas for enjoyment and entertaining. An elevated patio terrace leads via steps to a lower seating area, with lawned gardens beyond—all enclosed by fencing for privacy. Gated side access ensures easy entry from the front.

SERVICES

We are advised by our client that all main services are connected. Verification should be obtained from your surveyor.

TENURE

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

FIXTURES AND FITTINGS

By separate negotiation.

COUNCIL TAX

Council Tax Band: C.
Shropshire Council

VIEWING ARRANGEMENTS

Viewing strictly by appointment only. Please contact the BRIDGNORTH OFFICE.

DIRECTIONS

From Whitburn Street, proceed to the High Street and turn left at the T-junction. Proceed under the Northgate and continue straight over taking the next left into Innage Lane. Continue along passing St. Leonard's Infant and Primary School and as the road bends to the left, turn right into Queensway Drive, then first left into Duchess Drive where number 42 can be found along on the right hand side.

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

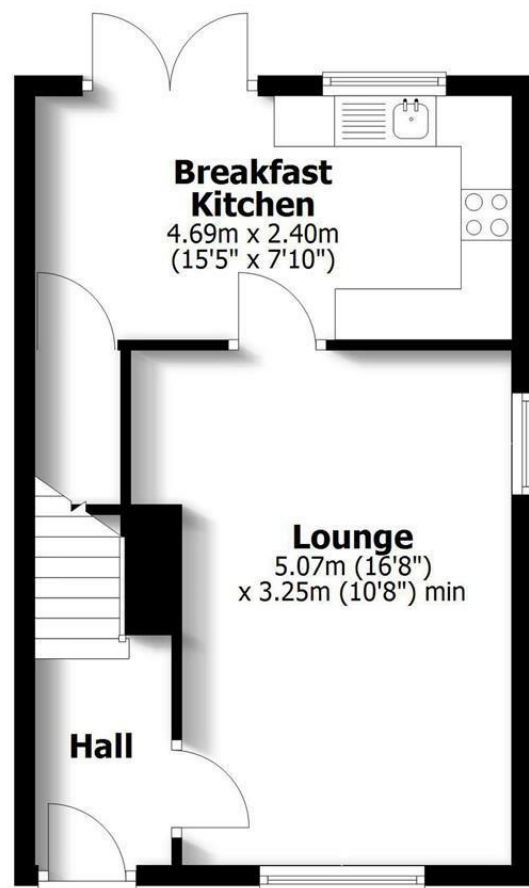
Offers Around
£270,000

EPC: D

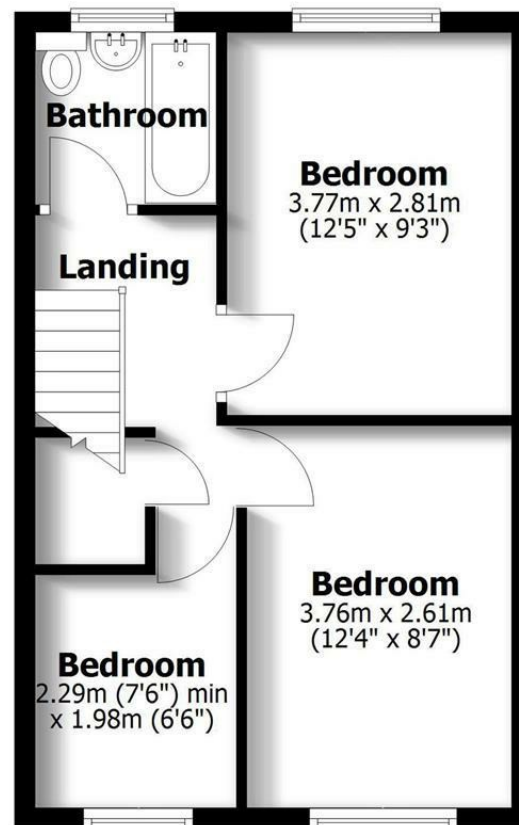
IMPORTANT NOTICE: Every care has been taken with the preparation of these Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. Areas, measurements and distances are approximate and the text, photographs and plans are for guidance only. If there is any point which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



42 DUCHESS DRIVE BRIDGNORTH



Ground Floor



First Floor



HOUSE: 71.4sq.m. 768.1sq.ft.
GARAGE: 12.6sq.m. 135.7sq.ft.
TOTAL: 84.0sq.m. 903.8sq.ft.

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

