



Garage and Hard Standing area, The Hawthorns, Belle vue,
Shrewsbury, Shropshire, SY3 7NB

www.hbshrop.co.uk



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Offers Over £69,950

Viewing: strictly by appointment
through the agent

A rare opportunity has arisen to acquire a brick built single garage with driveway to front and an adjacent closed generous sized L-shaped hard standing / garden area. The garage and garden / hard standing area occupies a particularly secluded cul-de-sac position within this sought after residential location. The garage / hard standing garden area is offered For Sale with NO UPWARD CHAIN and will be of interest to many prospective purchaser(s)

Garage

16'2 x 7'9
Comprising: an up and over door, part glazed service door to the side and tarmacadam driveway to front.

L-shaped hard standing area / garden

58'0 x 25'7 max reducing to 18'6 min
(These measurements are approximate)
Comprising: paved hard standing area, paved patio, stoned sections, raised beds. The L-shaped hard standing area / garden is enclosed by fencing and mature hedging.

Guide price

A guide price of £69,950 is being invited for the FREEHOLD interest with vacant possession.

Rights of wayleaves

The garage and hard standing area / garden area is sold subject to / or with the benefits of any rights of way, wayleaves or restrictions which may not exist when mentioned in the sales brochure or not.

General condition of contamination

Prospective purchaser(s) are required to undertake their own investigations and fully satisfy themselves as to the suitability of this garage / land for any use or re-development scheme proposed.

Local authority

Shropshire Council
The Shirehall
Abbey Foregate
Shrewsbury
Shropshire
SY2 6NB

Contact general enquiries: 0345 6789000

Viewings

Strictly via appointments with the selling agent please contact; Holland Broadbridge on 01743 357000 option 1

Tenure

The garage and hard standing / garden are understood to be FREEHOLD and offered for sale by private treaty with a benefit of vacant possession on completion.

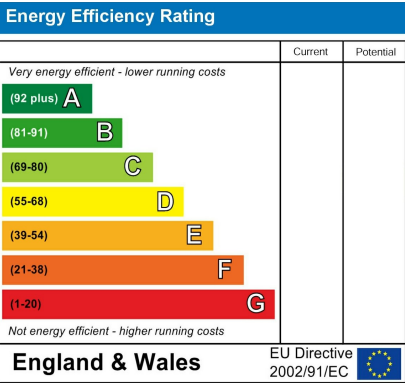
Council tax band to be confirmed.

Services

The vendor informs us that there are no services connected to the property and we advise all parties that they should make there own enquires with the appropriate suppliers/connection arrangements.

Disclaimer

Any areas/ measurements are approximate only and have not been verified. VACANT POSSESSION WILL BE GIVEN ON COMPLETION.



FLOORPLANS

