

SAMUEL WOOD

59 Raglan Place, Ludlow, SY8 2LW

Offers In The Region Of £155,000


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59 Raglan Place

Ludlow, SY8 2LW

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- Contemporary ground floor apartment
- Spacious open-plan living accommodation
- Two well-proportioned bedrooms
- Allocated parking space immediately outside
- Well-presented throughout
- Highly regarded location off Fishmore Road
- Modern fitted kitchen with ample storage
- Bright family bathroom with shower over bath
- Ideal first-time purchase, investment or downsizing opportunity
- No onward chain

Situated within an attractive modern development just off the ever-popular Fishmore Road, this beautifully presented ground floor apartment offers contemporary living in one of Ludlow's most desirable residential settings. Combining convenience, comfort and accessibility, the property presents an excellent opportunity for first-time buyers, investors and those seeking to downsize without compromise.

From the moment you arrive, the benefits of this thoughtfully designed home are immediately apparent. Conveniently positioned on the ground floor with an allocated parking space directly outside the entrance, the apartment provides effortless day-to-day living in a well-maintained and welcoming environment.

At the heart of the home lies a superb open-plan living space, perfectly designed for modern lifestyles. The generous sitting and dining area flows seamlessly into the contemporary kitchen, creating a sociable and versatile space ideal for both entertaining guests and relaxed everyday living. The kitchen itself is well-appointed, offering an excellent range of storage cupboards together with ample preparation surfaces for keen home cooks.

The apartment benefits from two generously proportioned bedrooms, both enjoying excellent natural light through large windows. The second bedroom offers flexibility to suit a variety of needs, whether as a guest bedroom, home office or nursery whilst the main bedroom provides a peaceful retreat, offering a comfortable and relaxing space in which to unwind at the end of the day.

Serving the accommodation is a bright and spacious family bathroom, fitted with a modern white suite comprising a bath with shower over, together with an extractor fan and practical storage options.

Ludlow is renowned for its rich history, striking architecture and vibrant market town atmosphere. With an excellent selection of independent shops, cafes, restaurants and cultural attractions, the town offers a wonderful blend of heritage and modern convenience. The property enjoys easy access to the town centre while benefiting from the tranquillity of its sought-after residential setting.

Properties in this popular location continue to attract strong interest. Early viewing is highly recommended to fully appreciate the quality, convenience and lifestyle on offer.

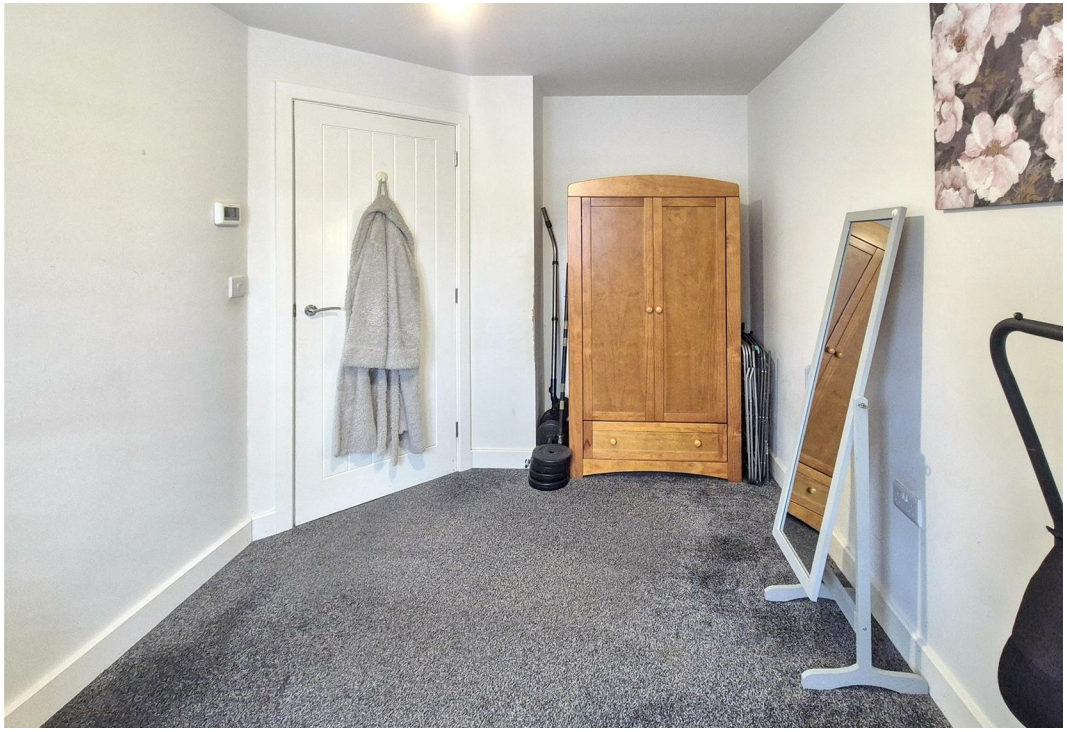




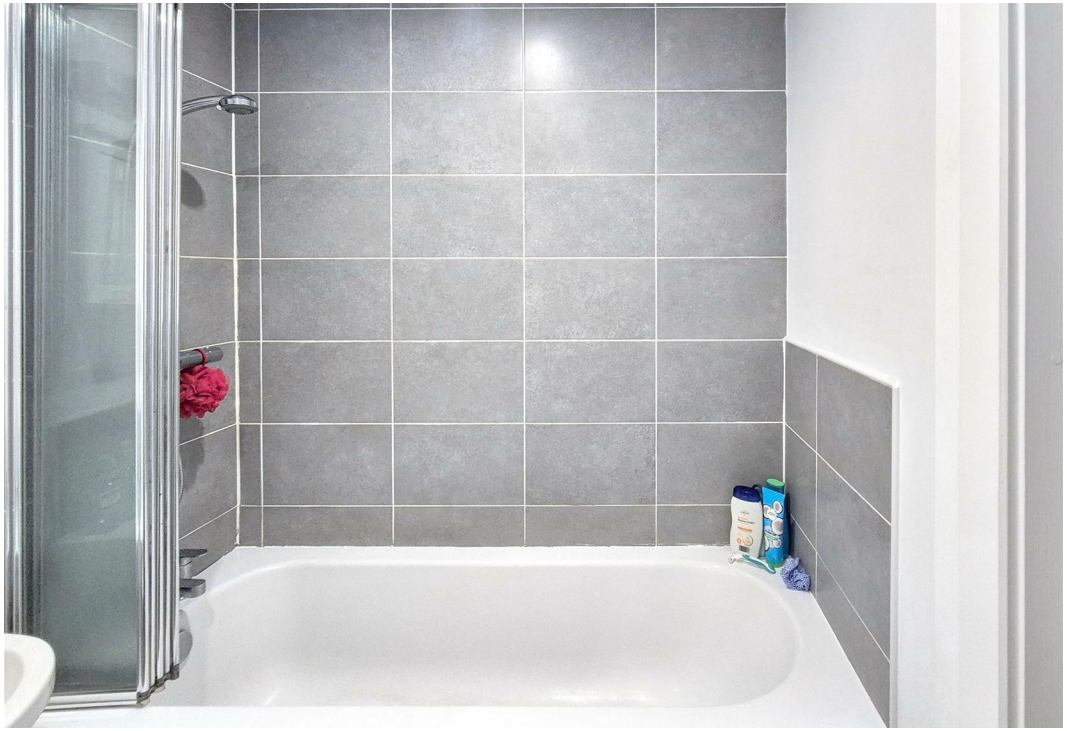


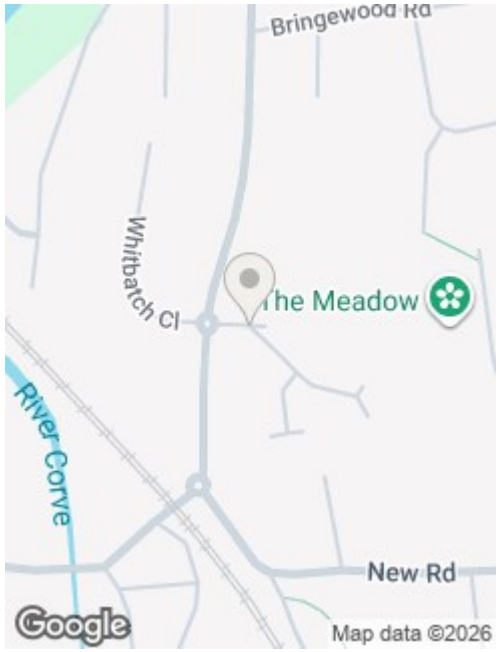












Directions

Please use the what3words app to locate the property using refenence ///busy.sweeter.providing this will take you to the parking space outside the property.

Services: We understand that the property has Gas fired central heating, mains electric, mains water and mains drainage. EPC B

Broadband Speed: Basic 15 Mbps, Superfast 64 Mbps, Ultrafast 1800 Mbps

Flood Risk: Very Low.

Tenure: Leasehold, 193 years remaining. Service charges £485.61 (half yearly and Ground Rent: TBC.

Local Authority: Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury, Shropshire SY2 6ND. Tel 0345 678 9000
Council Tax Band: B

Mortgage Services: We offer a no obligation mortgage service through Hilltop Mortgage Solutions. Please ask a member of our team for further details.

Referral Services: Samuel Wood routinely refers vendors and purchasers to providers of conveyancing and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.

Anti-Money Laundering: To comply with these regulations, we are required to complete Anti-Money Laundering (AML) checks for all purchasers. We use Movebutler, a secure HMRC-approved platform by Credas, to make this process quick and easy on any device. A charge of £25pp will be collected by Movebutler, a link will be emailed to you when your offer has been accepted.

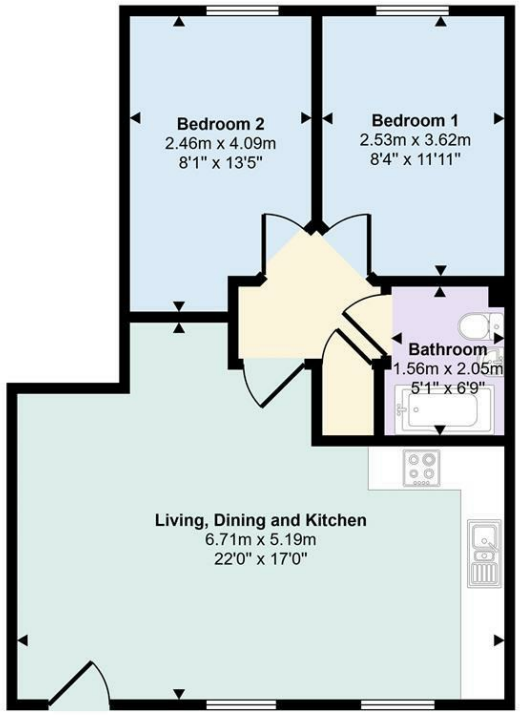
Viewings: Strictly by appointment only, please contact the Ludlow office on 01584 875207 or email ludlow@samuelwood.co.uk. For out of hours enquiries please contact Vicki Oldhams on 07396 879139.


THANK YOU



Floor Plans

Approx Gross Internal Area
55 sq m / 594 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

We take every care in preparing our sales details. They are checked and usually verified by the Vendor. We do not guarantee appliances, alarms, electrical fittings, plumbing, showers etc. You must satisfy yourself that they operate correctly. Room sizes are approximate; they are usually taken in metric and converted to imperial. Do not use them to buy carpets or furniture. We cannot verify the tenure, as we do not have access to the legal title; we cannot guarantee boundaries or rights of way so you must take the advice of your legal representative. No person in the employment of or representing Samuel Wood has any authority to make any representation or warranty whatever in relation to this property. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view. Applicants are advised that the majority of our shots are taken with a wide angle lens.