

Oak Cottage Morton View Stanton Upon Hine Heath Shrewsbury SY4 4LR



3 Bedroom House

Offers In The Region Of £367,500

The features

- LOVELY PRIVATE WALLED GARDEN
- HALL, LOUNGE WITH LOG BURNER, STUDY
- PRINCIPAL BEDROOM WITH EN SUITE SHOWER ROOM
- DRIVEWAY WITH PARKING, GARAGE/HOME OFFICE/GYM
- VIEWING HIGHLY RECOMMENDED
- WELL PRESENTED DOUBLE FRONTED DETACHED HOME
- GOOD SIZED KITCHEN/DINING ROOM, UTILITY AND CLOAKROOM
- 2 FURTHER BEDROOMS AND BATHROOM
- ENVIABLE VILLAGE LOCATION
- EPC RATING D



*** IMPRESSIVE DOUBLE FRONTED DETACHED HOME ***

An excellent opportunity to purchase this attractively presented, 3 bedroom detached home that has been much improved and offers deceptively spacious and versatile accommodation perfect for today's modern lifestyle of a growing family, work from home and those who love to entertain.

Property details

LOCATION

Occupying an enviable position in the heart of this North Shropshire village which boasts a village pub, church, village hall and beautiful countryside walks. Shawbury and its excellent range of amenities is a short drive away and there is ease of access to the A5/m54 motorway network.

RECEPTION HALL

Covered entrance with door opening to Reception Hall with wooden flooring, radiator.

HOME OFFICE/STUDY

with window overlooking the front, wooden flooring, radiator.

LOUNGE

A generous sized room naturally well lit by windows to the front and side elevations. Feature inglenook style fireplace with brick inset, wooden lintel and housing cast iron log burner, media point, radiator.

KITCHEN/DINING ROOM

Dining area having French door with full height side screen opening onto the sun terrace and garden, radiator.

The Kitchen is attractively fitted with range of cream fronted shaker style units incorporating single drainer sink with mixer taps set into base cupboard. Further range of cupboards and drawers with work surfaces over and having integrated dishwasher and recess for range style cooker with extractor hood over and storage cupboards to either side. Matching eye level wall unit, island with additional storage and space for fridge/freezer. Window overlooking the garden, radiator, tiled effect flooring throughout, door to the side.

UTILITY ROOM

with double base cupboard housing single drainer sink, work surfaces and additional storage units with space beneath for range of appliances, window to the side, radiator.

CLOAKROOM

with suite comprising high flush WC, wash hand basin with tiled surround, window to the rear, radiator. Wooden flooring.

FIRST FLOOR LANDING

From the Reception Hall staircase leads to the First Floor Landing with wooden flooring and off which lead

PRINCIPAL BEDROOM

A lovely light dual aspect room with windows to the front and rear elevations, wooden flooring, radiator.

ENSUITE SHOWER ROOM

with suite comprising shower cubicle with direct mixer unit with drench head, wash hand basin and WC. Complementary tiled surrounds, radiator, window to the front.

BEDROOM 2

A generous double room with windows to the side and rear aspects, wooden flooring, radiator.

BEDROOM 3

Another generous sized room with windows to the front and side elevations, wooden flooring, radiator.

FAMILY BATHROOM

with suite comprising shaped panelled bath with electric shower unit over, wash hand basin and WC in concealed vanity unit, complementary tiled surrounds, radiator and window to the side.

OUTSIDE

The property is approached over driveway with EV charger and parking and leading to the former garage/Home Office/Hobbies Room - which offers great flexibility of use.

The Front is slightly elevated with a stoned forecourt area, and paved frontage with brick wall divide. Side pedestrian access leads around to the LOVELY PRIVATE REAR GARDEN which has been laid for ease of maintenance to a gravelled seating area to the side which captures the afternoon and evening sun, large paved sun terrace with walled divide to lawn area - enclosed with feature sandstone walling to the side and brick walling to the rear.

GENERAL INFORMATION

TENURE

We are advised the property is Freehold. We would recommend this is verified during pre-contract enquiries.

SERVICES

We are advised that mains water, electricity and drainage are connected. Solar panels which are owned by the vendor.

Get in touch

Call. 01939 234368
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Wem office

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We're available 7 days a week

Four words that define who, and what we are:
HOME – Honest, Original, Motivated, Empathetic

- Monks for themselves and for the vendors of this property, whose agents they are give notice that:
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs		67	83
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
			
Environmental Impact (CO ₂) Rating			
		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	
			

