

Town & Country

Estate & Letting Agents



The Belfry Middleton Road, Oswestry, SY11 2PP

Offers Over £275,000

WITH NO ONWARD CHAIN!! Nestled in a tranquil setting just off Middleton Road, Oswestry, this charming detached bungalow offers a perfect blend of comfort and privacy. Built in the early 1990s, the property boasts a gated entrance, ensuring a sense of security and seclusion for its residents.

This delightful three-bedroom bungalow is designed for easy living, making it an ideal choice for families, retirees, or anyone seeking a peaceful retreat. The spacious layout provides ample room for relaxation and entertaining, with well-proportioned bedrooms that promise restful nights. The living areas are bathed in natural light, creating a warm and inviting atmosphere throughout the home. The private position of the property enhances its appeal, allowing you to enjoy the beauty of the surrounding landscape while remaining conveniently close to local amenities. Oswestry is known for its rich history and vibrant community, offering a range of shops, schools, and recreational facilities just a short distance away. This bungalow presents a wonderful opportunity for those looking to settle in a serene environment without compromising on accessibility. With its thoughtful design and desirable location, this property is sure to attract interest from a variety of buyers. Do not miss the chance to make this lovely bungalow your new home.

Directions



From our office proceed to Salop road, then take the 2nd left onto Middleton Road. Proceed over the mini roundabout and after approximately 50m take the right turn up the private lane and then immediately right into the courtyard. The property will be found behind the double gates.

WhatThreeWords: ROBOTS.UNIVERSAL.MODEM

History and Location

The property was built in the 1990's and has had the same owners since then. The plot that the bungalow was built on was the former orchard for the Plas Ffynnon estate. The property is located in a private position behind a warehouse that is used as office accommodation and not open at the weekends. The property is close to Sainsburys and the Plas Ffynnon Medical centre.

Accommodation Comprises

Entrance Porch

The entrance porch has windows to all sides and a tiled floor. A part glazed door leads into the property.

Entrance Hall



The bright, spacious hallway has a built-in storage cupboard, radiator and understairs cupboard. Stairs

lead off to the first floor and doors lead to the ground floor rooms.

Kitchen Dining Room 19'7" x 9'8" (5.97m x 2.97m)



The well appointed and spacious kitchen/ dining room has a range of recently installed modern wall and base units with contrasting work surfaces over, sink unit with a mixer tap, built-in eye level double Indesit oven with hob and extractor hood over, space and plumbing for dishwasher or washing machine, space and plumbing for a fridge/freezer, radiator, vinyl wood effect flooring, two windows to the front and one to the side. Double doors lead onto the lounge making it a very sociable space to relax and entertain.

Additional Photo



Living Room 22'11" x 12'0" (7.00m x 3.66m)



The lounge is a fantastic space having a window and patio doors leading to the rear garden, focal electric fireplace, wall lights and a coved ceiling.

Additional Photo



Additional Photo



Bedroom One 14'4" x 10'5" (4.37m x 3.18m)



A good sized double bedroom having a window to the rear, built in wardrobes and radiator. A door leads to the en suite.

Ensuite Wet Room



The en suite has a low level w.c., wall mounted wash hand basin, shower unit, radiator, a window to the side, fully tiled walls and sealed floor.

Family Bathroom



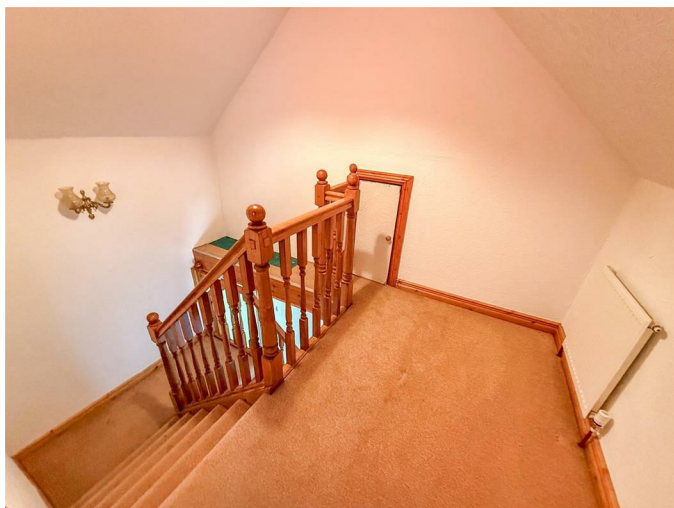
The family bathroom has a window to the side, panelled bath with mixer taps and shower head over, low level w.c., wash hand basin on a vanity unit, vinyl flooring and tiled walls.

Bedroom Two 14'4" x 10'11" (4.37m x 3.33m)



A second good sized double bedroom with fitted wardrobes, radiator and a window to the side.

First Floor Landing



The first floor landing has built in storage, wall lighting, radiator and a door leading to the bedroom.

Bedroom Three 12'7" x 11'8" (3.86m x 3.56m)



A third double bedroom with a range of built in storage cupboards, wall lighting, radiator and windows to the front and rear.

To The Outside

The front of the property is accessed through a double farm style gate onto a gravelled driveway providing off road parking for several vehicles. There is a car port to the front along with lawned and shrubbed that wrap around the property.

Additional Photo



Side And Rear Gardens



Additional Photo



Town and Country Services

We offer a FREE valuation/market appraisal service from a trained representative with strong market knowledge and experience - We are a professional, independent company - We provide elegant, clear and concise brochures - Fully accompanied Viewings Available with regular viewing feedback - Full Colour Photography, including professional aerial photography when required - Full Colour

Advertising - Eye catching For Sale Boards - Up-to-date buyer registration with a full property matching service - Sound Local Knowledge and Experience - State of the Art Technology - Motivated Professional Staff - All properties advertised on www.rightmove.co.uk, Zoopla, Onthemarket.com - VERY COMPETITIVE FEES FOR SELLING.

To Make an Offer

Town and Country recommend that a prospective buyer/tenant follows the guidance of the Property Ombudsman and undertakes a physical viewing of the property and does not solely rely on virtual/video information when making their decision. Town and Country also advise it is best practice to view a property in person before making an offer.

To make an offer, please call our sales office on 01691 679631 and speak to a member of the sales team.

To Book a Viewing

Viewing is strictly by appointment, please call our sales office on 01691 679631 to arrange.

Tenure/Council Tax

We understand the property is freehold, although purchasers must make their own enquiries via their solicitor.

The Council tax is payable to Shropshire County Council and we believe the property to be in Band D.

Services

The agents have not tested the appliances listed in the particulars.

Money Laundering Regulations

Once an offer is accepted, the successful purchaser will be required to produce adequate identification to prove the identity of all named buyers within the terms of the Money Laundering Regulations. Appropriate examples include: Photo Identification such as Passport/Photographic Driving Licence and proof of residential address such as a recent utility bill or bank statement.

Hours Of Business

Our office is open:

Monday to Friday: 9.00am to 5.30pm

Saturday: 9.00am to 2.00pm

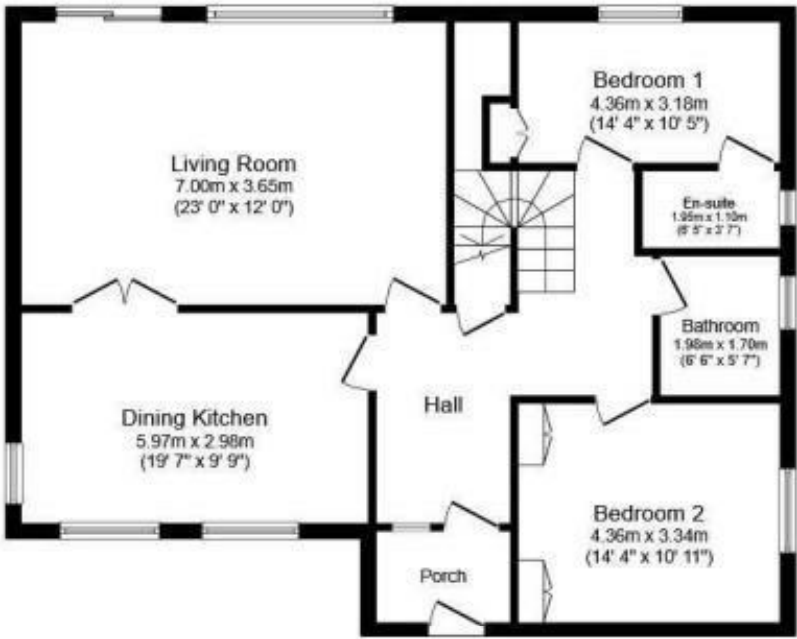
Additional Information

We would like to point out that all measurements, floor plans and photographs are for guidance purposes only (photographs may be taken with a wide angled/zoom lens), and dimensions, shapes and precise locations may differ to those set out in these sales particulars which are approximate and intended for guidance purposes only.

These particulars, whilst believed to be accurate are

set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Floor Plan

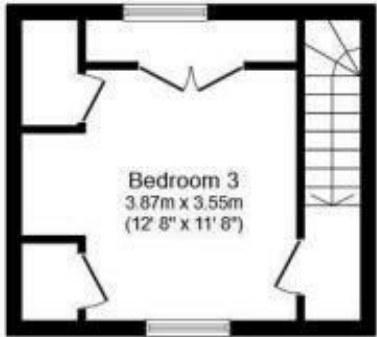


Ground Floor

Floor area 83.7 sq.m. (901 sq.ft.)

TOTAL: 104.0 sq.m. (1,120 sq.ft.)

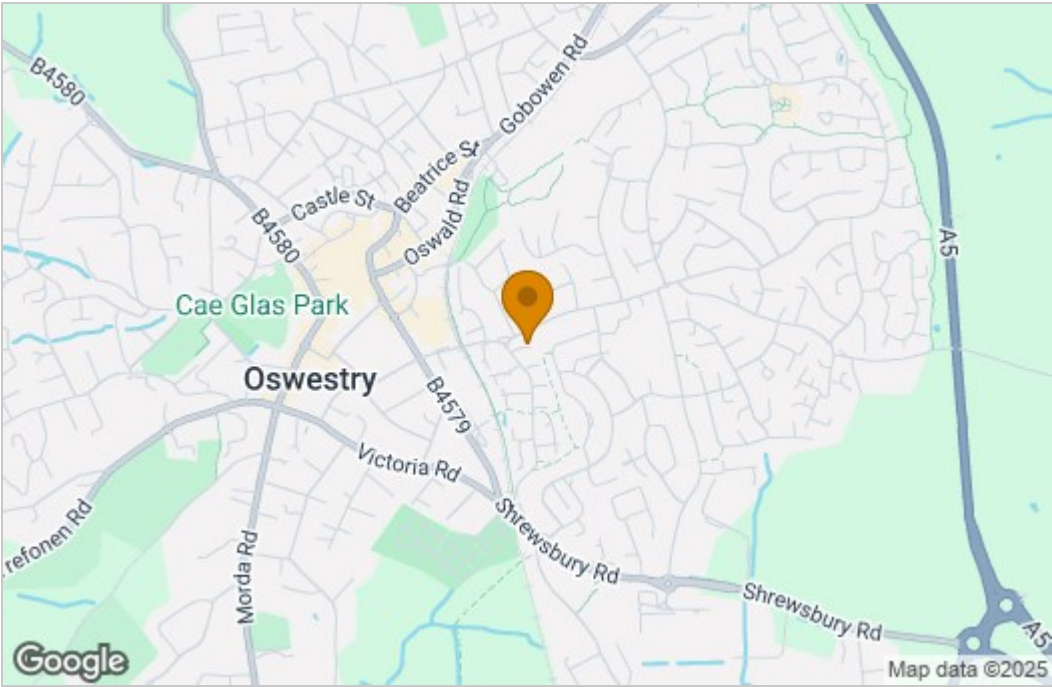
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



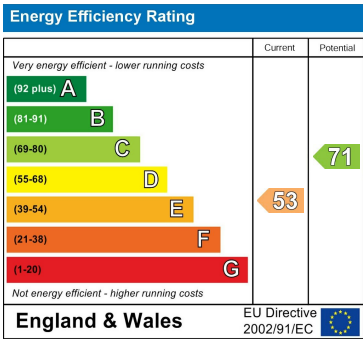
First Floor

Floor area 20.3 sq.m. (219 sq.ft.)

Area Map



Energy Efficiency Graph



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