



Helping *you* move



Bell Cottage, 50 Chapel Lane, Market Drayton, TF9 4AU

A beautifully presented and extended Four Bedroom Victorian Cottage set in the heart of Norton-in-Hales Village, with a landscaped rear Garden, Double Garage and offered to the market with No Upward Chain.

Offers In Region Of

£500,000

Bell Cottage, 50 Chapel Lane Norton-in-Hales, TF9 4AU

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Overview

- Nicely Presented Four Bedroom Detached Victorian Cottage
- No Upward Chain
- Entrance Hall, Guest WC, Study, Utility & Dining Kitchen
- Sitting Room with Feature Fireplace and French Doors
- Principal Bedroom with En Suite, Three Further Bedrooms, Bathroom
- Double Garage, Driveway Parking, Landscaped Garden
- Council Tax Band - E, Energy Rating - E



Brief Description

The front door opens to the wide and welcoming Hallway off which is the Guest WC and stairs leading up to the Gallery Landing. To your left is the second Reception Room/Study and at the end of the Hall is your spacious Lounge with a log burner set in an inglenook fireplace and French doors out to the rear Garden. The Dining Kitchen has a good range of units with a Belfast sink, electric Rangemaster cooker, integrated dishwasher and fridge freezer, a walk-in larder cupboard and French doors to the Garden. Off the Kitchen is the Utility and a door leads out to the side of the property.

To the first floor and there's a light and spacious Principal Bedroom with En Suite Shower Room, two further cosy double Bedrooms and a generous single Bedroom. Completing the accommodation is the smart, modern Bathroom with a shower over the bath.

Externally, electric gates opening to a large block paved Driveway with a double Garage and there's a landscaped rear Garden.

Location

Norton-in-Hales is a pretty village on the Shropshire/Staffordshire/Cheshire borders, with a well-regarded Primary School, Play Area, Village Hall, Tennis Club, Cricket Pitch, Bowling Green, Church - and popular local Restaurant Pub.

The closest shops and Post Offices are in Market Drayton - a busy market town with a good mix of shops, cafes, supermarkets, sports facilities and High School.



Useful Information

TO VIEW THIS PROPERTY: Please contact our Market Drayton Office on 01630 653641 or email the team at: marketdrayton@barbers-online.co.uk

SERVICES: We are advised that mains water, drainage and electricity services are available, with oil-fired central heating. Barbers have not tested any apparatus, equipment, fittings etc or services to this property, so cannot confirm that they are in working order or fit for purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor.

LOCAL AUTHORITY: Shropshire Council
Tel: 0345 678 9002

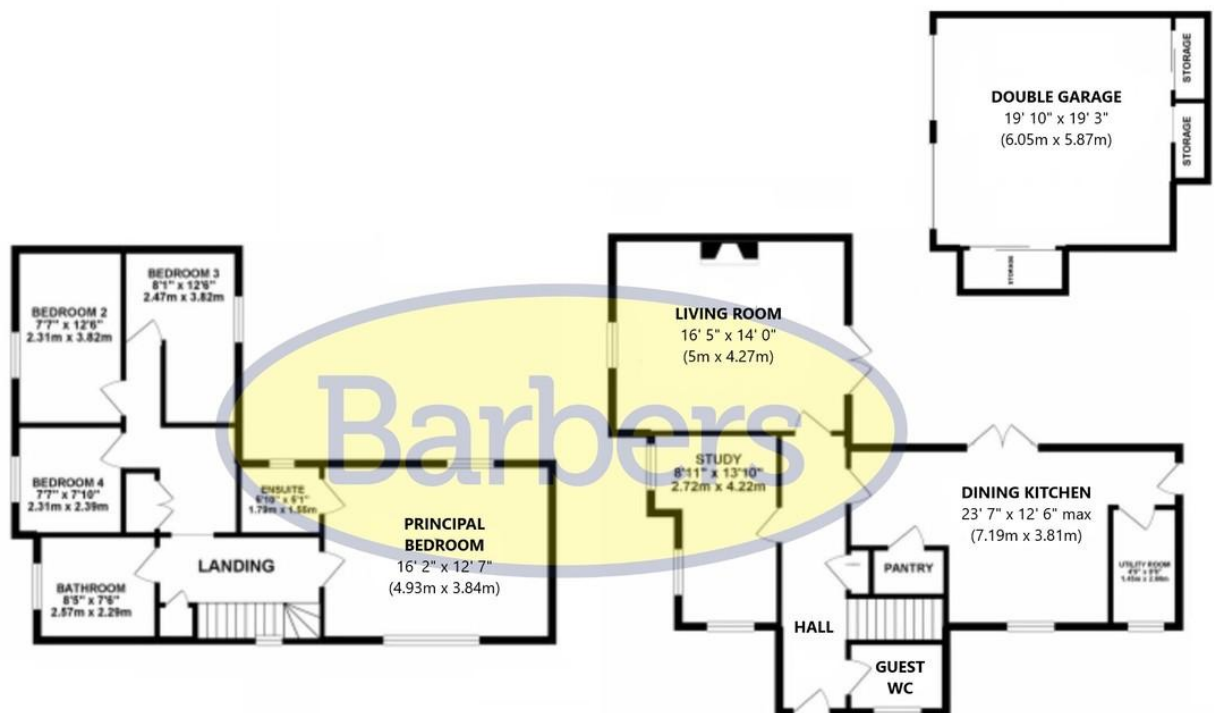
TENURE: We are advised that the property is Freehold.



DIRECTIONS: From our office on Maer Lane turn right and continue straight through Betton and into Norton-in-Hales. Pass the Village Hall on your left and then turn left on Chapel Lane where the property is on your left and can be identified by our For Sale sign.

INDEPENDENT MORTGAGE ADVICE: To be sure that you have the most up-to-date information on suitable Mortgages available to you, we can arrange for you to meet with our Independent Mortgage Advisor from the Mortgage Advice Bureau. Please call our Market Drayton office for an appointment.

AML REGULATIONS: We are required by law to conduct anti-money laundering checks on all those buying a property. The initial checks are carried out on our behalf by MoveButler who will contact you once you have had an offer accepted on a property. The cost of these checks is £30 (incl. VAT) per buyer, which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required.



This Floor Plan is Not to Scale
Please use as a Guideline to Layout Only

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Selling your home?

If you are considering selling your home, please contact us today for your **No Obligation FREE Market Appraisal**. Our dedicated and friendly team will assist you 6 days a week. **Get in touch today! Tel: 01630 653641**

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

BARBERS ESTATE AGENT: Tower House, Maer Lane,
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