Church Street

Four modern 3 bedroom dormer bungalows in a quiet cul-de-sac

St. George's | Telford | TF2 9NB

Grove.

LAND & NEW HOMES

Church Street at a glance.

- 3 bedroom dormer bungalows
- Thoughtfully designed, energy efficient homes
- EV Charging Points to every plot
- Architect's Certificate Warranty
- Easy access to Telford Town Centre and a variety of leisure pursuits
- Good choice primary & secondary schools nearby
- Excellent commuter links to the rest of the UK

Prices starting from £410,000

Location.

Church Street is situated in a quiet cul-de-sac off Church Street *(otherwise know as National Cycle Route 81)*, in the St. George's area of Telford, Shropshire.

This beautiful development of modern dormer bungalows is in an ideal location, with easy access to Telford Town Centre.

As a 'new town', Telford is blessed with a wide selection of shops, amenities and recreational activities, including an ice rink.

A stone's throw from Church Street lies two of Shropshire's top golf courses - the 27 hole 'The Shropshire', and the Championship course at Shifnal Golf Club.

The Midlands motorway network is accessed via the nearby M54. The A5 links to Shewsbury & mid-Wales in the west, with the M6 & Cannock in the east.

There's regular connections from Telford train station to Wolverhampton, Birmingham, Liverpool & the North-West, Shrewsbury and west Wales.

Church Street, St. George's
Telford TF2 9NB.

W3W:///clinic.costs.obliging

Church Street
Telford.

Discover these four exceptional, newly built dormer bungalows nestled in a quiet cul-de-sac on Church Street, Telford. Crafted to a very high standard, each bungalow offers a refined living experience.

Step inside to find three generous bedrooms, complemented by an additional versatile room perfect for a dedicated study or a dining room. The heart of each home is a superb kitchen, complete with a stylish island, ideal for both cooking and entertaining.

Outside, you'll find a private rear garden, providing a lovely space for relaxation. Convenience is key with two dedicated parking spaces per property. Designed with meticulous attention to detail and quality, these bungalows provide a comfortable and stylish home environment in a sought after location.

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Specification

External Finish

- Two parking spaces.
- EV charging point.
- Large fenced rear garden.
- Granite patio.

Internal Finish

- Panelled walls.
- Internal woodwork painted in white gloss.
- Oak veneer doors.
- Floor included in show home (plot 1).

Kitchen

- Kitchen units and worktops.
- Matching central island.
- Integrated double oven & electric induction hob.
- Extractor hood.
- Integrated Zenith dishwasher.
- Integrated Beko washing machine.
- Integrated Blomberg tumble dryer).
- Integrated fridge/freezer.
- Spotlights and pendant lighting.
- Half-tiling to walls. Fully-tiled behind hob.

Bathroom

- White sanitary ware.
- Full-tiling to shower areas in downstairs bathrooms.
- Fully-tiled en-suites.
- Tiled floors.
- Large wall mirror included.

Electrical

- Lighting to front & rear.
- BT Open Reach internet connection.
- Pendant lighting.
- Underfloor heating downstairs.

Energy

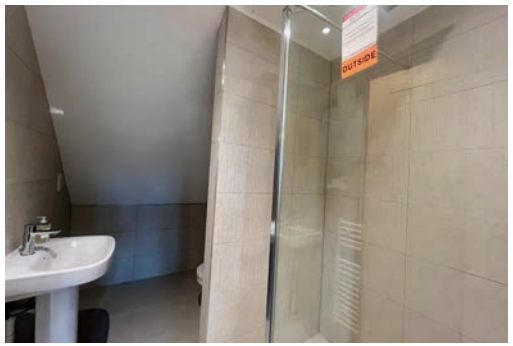
- Air source heat pumps.

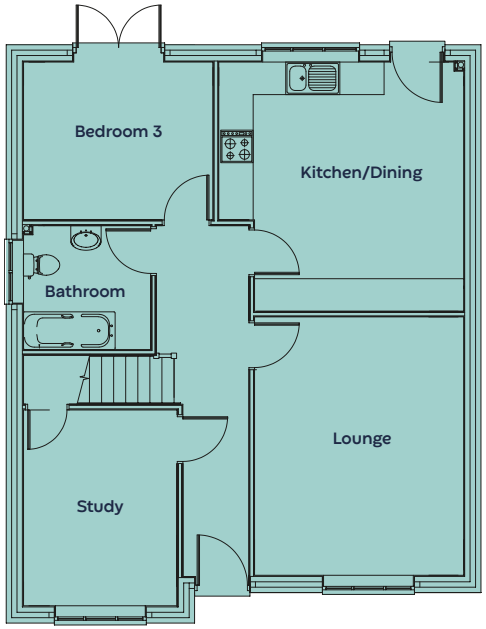
Warranty

- Architect's Certificate.

Service Charge

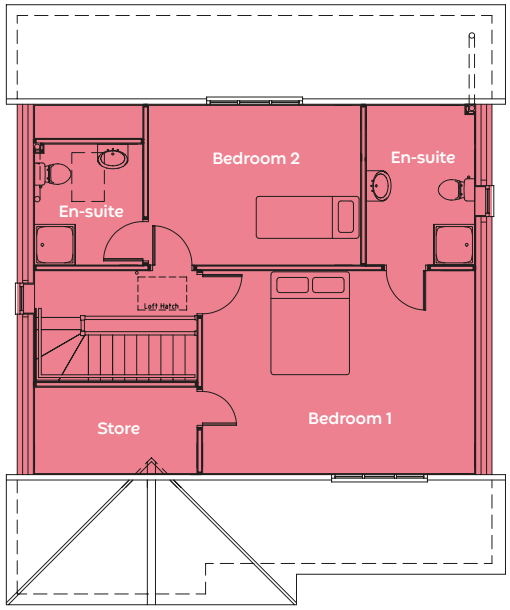
- TBC.


OUTSIDE

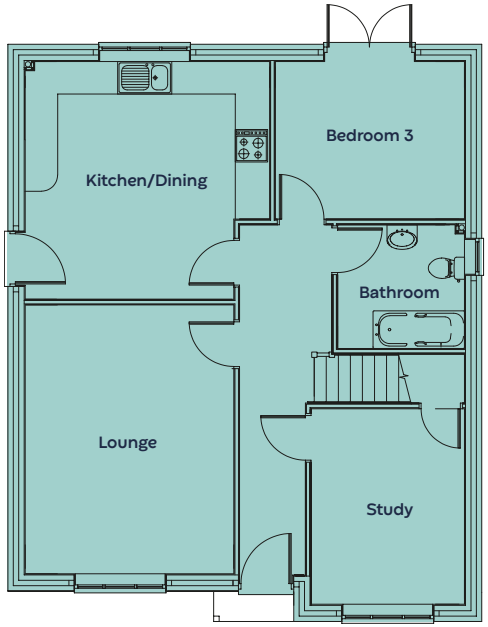


GROUND FLOOR

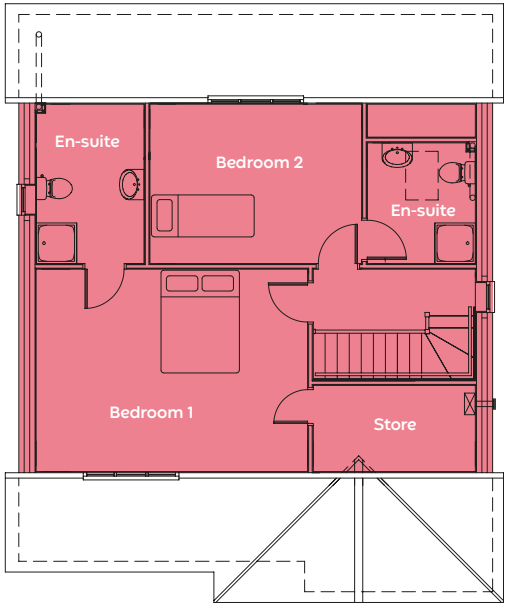
Plots 1 & 3



FIRST FLOOR



Plots 2 & 4



DIMENSIONS	
Kitchen	4.5m x 4.3m
Lounge	4.9m x 3.8m
Bedroom 3 (with storage cupboard)	3.4m x 2.9m
Study/Dining Area	2.8m x 3.4m
Bedroom 1 (with storage cupboard)	3.6m min 4.0m max x 4.9m
En-suite	1.7m x 1.8m
Bedroom 2	4.0m x 3.2m
En-suite	2.1m x 1.0m

Please note whilst every effort has been made in the creation of these details measurements are approximations and subject to change as is specification between units. We recommend that you inspect the full specification prior to reservation and confirm all details with Grove. Estate Agents at point of purchase. Specification is correct at the time of printing. All images are for illustration purposes only.

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