



# 8 CROWS NEST DINGLE

SNAILBEACH | SHREWSBURY | SY5 0PB







# 8 CROWS NEST DINGLE

SNAILBEACH | SHREWSBURY | SY5 0PB

Minsterley 2.8 miles | Pontesbury 4.9 miles | Shrewsbury 14.6 miles  
(all mileages are approximate)

A BEAUTIFULLY MAINTAINED AND DECEPTIVELY SPACIOUS DETACHED HOUSE, OFFERING FLEXIBLE AND VERSATILE LIVING ENVIRONMENT, SET WITH IMPRESSIVE DOUBLE GARAGE AND BEAUTIFUL ESTABLISHED GARDENS WITH STUNNING VIEWS IN AN IDYLIC QUIET RURAL LOCALITY. IN ALL APPROXIMATELY 1.3 ACRES.



**Shrewsbury Office**

2 Barker Street, Shrewsbury, Shropshire,  
SY1 1QJ

**T:** 01743 236444

**E:** [shrewsbury@hallsgb.com](mailto:shrewsbury@hallsgb.com)

Viewing is strictly by appointment with the selling agents

## DIRECTIONS

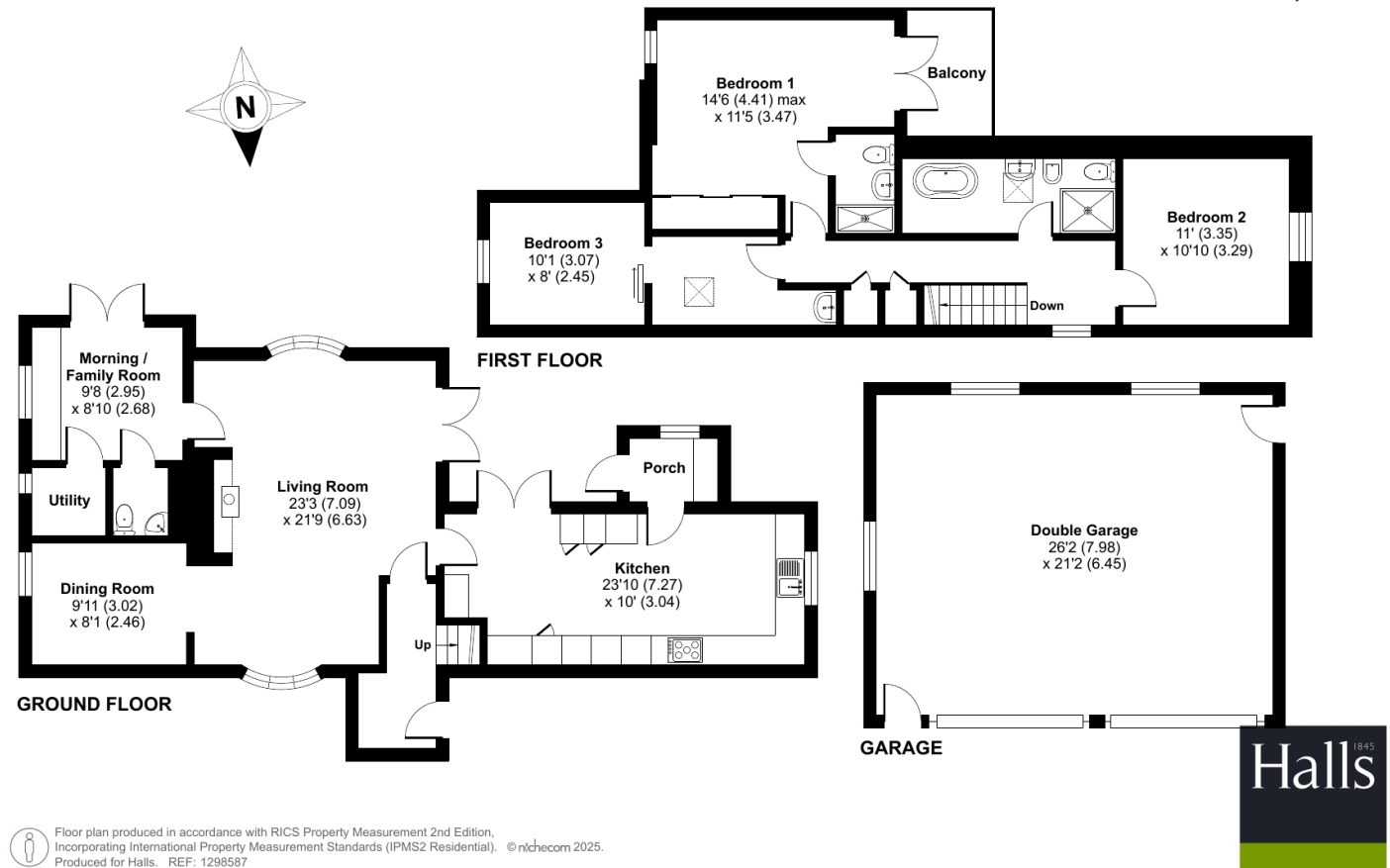
From Shrewsbury, take the A488 south west towards Pontesbury, continue through the villages of Hanwood and Pontesbury and on arrival at Minsterley take the left turn at the roundabout towards Bishops Castle. On entering the small hamlet of Plox Green and at the crossroads, turn left signposted Stiperstones and Snailbeach. Proceed up the hill and into the village and continue past the village hall on the right hand side. Proceed into until reaching a sharp right hand bend in the road, and the sign for Crows Nest will be identified on the left hand side. Continue along this lane and proceed through the farmyard and 8 Crows nest will be identified further along this lane on the right hand side.

## SITUATION

The property enjoys an idyllic beautiful and rural setting, being positioned to the far end of this no-through road. Snailbeach offers a basic range of amenities, including a village hall, a bus service, and public transport to schools, whilst further and a more extensive range of amenities can be found at the villages of Minsterley and Pontesbury. The nearby village of Stiperstones provides a village shop and popular public house. The surrounding countryside is particularly well known amongst walking enthusiasts with ready access to a number of walks and bridleways, commuters will be pleased to note that Shrewsbury is easily accessible with the A5 on its western outskirts quickly feeding through to the M54 and Telford and the Midland. A rail service is available from Shrewsbury town centre.

## PROPERTY

8 Crows Nest is a beautifully presented and wonderfully well maintained detached house, which will no doubt provide excellent market appeal. The ground floor offers a superb flexible living environment including an open plan breakfast kitchen, spacious living room with central stone fireplace, together with a dining room and additional family room/morning room.



The ground floor accommodation is completed with front and rear reception halls and a guest WC. To the first floor, there are three generously proportioned bedrooms, the principal of which provides an en-suite shower room and has a balcony seating area, with stunning far reaching views down the valley towards The Callow. The remaining two bedrooms are served by the family bathroom.

Outside, there is a generous amount of off-street parking, together with an impressive detached double garage with electric entrance doors. The gardens are a combination of patio seating areas, beautifully maintained lawns, abundantly stocked and established shrubbery beds, borders and striking specimen trees. In addition, there are some wonderful natural areas, which contain a detached stone outbuilding, a wealth of wildlife and interesting plants.





## GARDENS

The property is beautifully set centrally in its plot. Positioned to the south and western aspect of the property are both a decked and particularly generous flagged sun terrace entertaining area, ideal for Alfresco dining, entertaining and socialising, together with being a wonderful space for potted plants. Steps and pathways then extend westerly down to the formal gardens which contain beautifully maintained lawns and abundantly stocked shrubbery beds and borders containing a number of different plants shrubs and specimen trees. Positioned beyond the lawns is a vegetable growing area which offers a number of borders and currently contains onions, potatoes, courgettes, runner beans, peas and carrots to name a few. Greenhouse and timber and felt storage shed. External cold water tap. Beyond the garaging and heading up the bank the grounds extend to provide a beautiful nature area with stone outbuilding, further lawns and a glorious variety of specimen trees. Five bay store. A wonderful feature is a free flowing stream that extends along the southerly side of the property and the grounds extend over the stream and contain a section of the hillside. There are some spectacular views over the surrounding countryside and down the valley towards The Callow in the distance.



## DOUBLE GARAGE

With twin remote controlled up and over electric entrance doors, two pedestrian access doors to front and side. Wealth of power and light points. Loft storage area (fully boarded). In addition and positioned slightly elevated from the garage is a second parking area with space for numerous vehicles.

## METHOD OF SALE

The property is offered for sale by private treaty.

## TENURE & POSSESSION

We understand that the property is of freehold tenure and vacant possession will be given on completion of the purchase.

## SERVICES

Mains water and electricity are understood to be connected. Drainage is to a septic tank. Gas fired central heating (LPG). The septic tank was emptied in May 2025, the central heating system was serviced in May 2025. No other services have been tested.

## LOCAL AUTHORITY

Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury, Shropshire.

Tel: 0345 678 9000.

## COUNCIL TAX

Council Tax Band – D



### IMPORTANT NOTICE

1. These sale particulars have been prepared in all good faith to give a fair overall view of the property. If any points are particularly relevant to your interest in the property, please ask for further information.
2. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.
3. The photograph(s) depict only certain parts of the property. It should not be assumed that any contents/furniture etc. photographed are included in the sale. It should not be assumed that the property remains as displayed in the photograph(s). No assumptions should be made with

- regard to parts of the property that have not been photographed.
4. Any areas, measurements, aspects or distances referred to are given as a GUIDE ONLY and are NOT precise. If such details fundamental to a purchase, purchasers must rely on their own enquiries.
5. Where any references are made to planning permission or potential uses such as information is given by HALLS in good faith. Purchasers should make their own enquiries into such matters prior to the purchase.
6. Description of the property are subject and are used in good faith as an opinion and NOT as a statement of fact. Please make further enquiries to ensure that our description is likely to match any expectations you may have.







