



nick tart

8 Forester Avenue, Much Wenlock

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Much Wenlock is steeped in history. The town grew around a Monastery founded around 680AD which was replaced by a Priory, the ruins of which can still be seen. Attractions include a 16th century Guild Hall that houses a Saturday Flea Market and of course, the residence of Dr William Penny Brookes who founded the Olympic Games in 1850.

The town centre has a good range of shops, convenience stores and restaurants. There are both primary and secondary schools. The surrounding countryside is beautiful and unspoilt. Nearby is the Wenlock Edge, from which there are views across the Shropshire Plains in to Cheshire. Not far away, Telford has access to the M54 motorway and a rail link to London. The county town of Shrewsbury is within easy motoring distance.

A detached, extended bungalow that could benefit from general updating.



A glazed entrance door opens to the hall and then a further door opens to the larger inner hallway, with cupboard and central heating Warm Air Boiler. To the right is the sitting room with a granite style fireplace and coal effect gas fire. There is a bay window with views to the front of the property. An archway leads to the dining room which has a storage cupboard and sliding doors to the conservatory (which needs attention). The breakfast kitchen is spacious and has plenty of room for a table. There is a range of wall and base units, worksurface with an inset 4-burner gas hob, integrated fridge, Bosch dishwasher, electric oven and a gas 2-oven Rayburn. A stable door opens to the conservatory. Off the kitchen is the utility which has a base unit with stainless steel sink and drainer and space for a washing machine. There is a door to a walk-in larder with shelves. Also off the utility is a door to the integral garage which has an electric door.



Approached from the hallway is a double bedroom with built-in wardrobes and an ensuite which has a bath, WC, washbasin and separate shower. There are 2 further double bedrooms and a family bathroom which has a large walk-in shower, WC and wash basin.

Outside to the front, there is driveway with parking for several vehicles and garage. There is a mature border with shrubs and access to the side of the bungalow. A gate leads to the rear garden which has a seating area, steps and a ramp leading down to a lawned area where there are mature borders, a Summer House, a former vegetable area and a greenhouse.

**Guide Price: £395,000**

**Directions:**

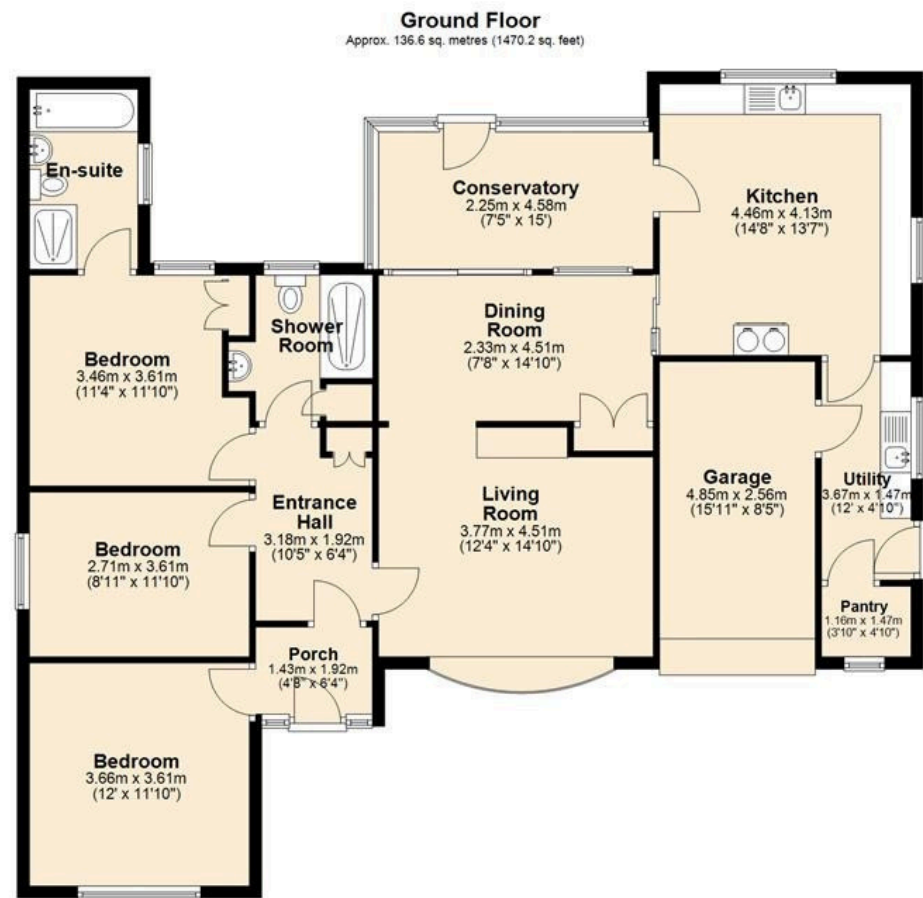
From Much Wenlock High Street (one way) turn right onto Barrow Street and continue past St. Mary's Lane on the right. Turn right just after Carvers Croft (which is on the right) and then immediately left on to Forester Avenue. Continue straight on and the Bungalow is found on the right hand side. The postcode is TF13 6EX.

**Services:**

All main services are connected.  
Energy Performance Rating D.  
Council Tax band D.







Total area: approx. 136.6 sq. metres (1470.2 sq. feet)

The floorplans provided are for illustrative purposes only.  
All dimensions, layouts, and designs are approximate and may vary  
from the final product.

The information contained herein is subject to change without notice, and the developer or seller makes no warranties or representations regarding the accuracy or completeness  
of the floorplan. Buyers are advised to verify all details, including measurements, directly with the developer or construction team prior to purchase.

Images are for visualization purposes only and may not reflect the actual finished product or features.  
Plan produced using PlanUp.



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**Important:** We take every care in preparing our sales details. They are carefully checked, however we do not guarantee appliances, alarms, electrical fittings, plumbing, showers, etc. Photographs are a guide and do not represent items included in the sale. Room sizes are approximate. Do not use them to buy carpets or furniture. Floor plans are for guidance only and not to scale. We cannot verify the tenure as we do not have access to the legal title. We cannot guarantee boundaries, rights of way or compliance with local authority planning or building regulation control. You must take advice of your legal representative. Reference to adjoining land uses, i.e. farmland, open fields, etc. does not guarantee the continued use in the future. You must make local enquiries and searches.

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