

Bridge End Lower Frankton Oswestry SY11 4PB



4 Bedroom House - Detached
Asking Price £650,000

The features

- STUNNING CANAL SIDE LOCATION WITH MOORING POTENTIAL
- LOUNGE, DINING ROOM, KITCHEN, CONSERVATORY
- LARGE DOUBLE GARAGE/WORKSHOP
- AN IDYLIC LIFESTYLE
- ENERGY PERFORMANCE RATING "D"
- OPEN RURAL ASPECTS YET CLOSE TO AMENITIES
- 4 GENEROUS BEDROOMS, BATHROOM AND SHOWER ROOM
- BEAUTIFUL LANDSCAPED GARDENS
- VIEWING ESSENTIAL



*** TRANQUIL LIVING CANAL SIDE WITH MOORING AND OPEN VIEWS ***

Welcome to Bridge End and this canal side property which is a rare gem, combining the beauty of nature with the convenience of modern living. Its unique features, including the private mooring subject to the consent of the Canal And River Trust with spectacular views, make it a must see for anyone seeking a lifestyle by the water.

Set in a truly tranquil location at Lower Frankton, ideally placed for access to the nearby market Towns of Oswestry and Ellesmere and the pretty and self sufficient village of Whittington. For commuters there is ease of access to the A5 network which has links to Shrewsbury, Chester, Liverpool and Manchester.

The accommodation which must be viewed to be fully appreciated briefly comprises Reception Hall with Cloaks/ Shower Room, spacious L-shaped Living and Dining Room, Conservatory, Office/ Bedroom 5, Kitchen, 4 generous sized Bedrooms and well appointed Bathroom.

The property has the benefit of oil central heating, double glazing, large double Garage/ Workshop, Utility/ Garden Room and the most beautiful well stocked landscaped gardens.

The unique feature of this home is its private mooring subject to consent, perfect for boating enthusiasts or anyone who enjoys the serenity of living beside the water. Whether you're interested in leisurely boat rides or simply enjoying the calm waters, this mooring is a true asset.

Viewing essential.

Property details

LOCATION

The property occupies a truly enviable position, with its gardens bordered by the Shropshire Union Canal - an idyllic setting and perfect lifestyle. Located at Lower Frankton amid some of the finest countryside and being a short drive from the busy market Town of Oswestry which boasts an excellent range of amenities and for commuters ease of access to the A5 network.

There are excellent facilities in the nearby market Town of Ellesmere which plays host to schooling and the popular Ellesmere College, supermarkets, an array of independent shops, restaurants, public houses and cafe's along with the famous Mere. The neighbouring village of Whittington plays host to the charming Castle, general store, schooling, public houses/restaurants and 4 miles distant is the popular Queens Head restaurant which also sits alongside the Canal.

DIRECTIONS-Take the Whittington Road out of Oswestry Town, at the A5 Roundabout proceed straight over towards Whittington, proceed through the village and turn left, then first right towards Ellesmere, continue along until reaching Welsh Frankton, Turn right signposted Lower Frankton opposite the church, follow the lane down, at the right turn in the road, follow the lane around the corner to the left, at the next junction go straight on down a no through road, the road then bends sharply to the right past Wood Farm and the property will be immediately on the left after going over the canal bridge.

RECEPTION HALL

Sealed unit double glazed entrance door to Reception Hall with cloak cupboard, radiator.

SHOWER/CLOAKROOM

with suite comprising shower cubicle, wash hand basin and WC. Fully tiled, windows to the front and side, contemporary radiator.

LARGE LOUNGE/DINING ROOM

A lovely L-shaped room which is naturally well lit by windows to the front and rear with aspects over the Garden. The Lounge features a chimney breast which houses a multi fuel burner, media point, radiator. The Dining area has ample space for large dining table, under stairs storage cupboard, radiator.

BEDROOM 4

A versatile room, currently being used as a Bedroom with window to the front, range of fitted wardrobes, radiator.

CONSERVATORY/GARDEN ROOM

being of sealed unit double glazed construction and from which there is a lovely aspect over the gardens.

KITCHEN

Fitted with range of units incorporating single drainer sink with mixer taps set into base cupboard. There is a Bosch fan oven, Bosch combination oven and four ring infrared hob. Further range of cupboards and drawers with work surfaces over

FIRST FLOOR LANDING/STUDY AREA

Enclosed staircase leads to the first floor galleried style Landing which has window overlooking the front with lovely aspect along the canal and countryside beyond. Ample space to house a home study/reading area.

BEDROOM 1

A generous sized room naturally well lit from two large windows which provide a lovely aspect over the gardens and along the canal. Excellent range of fitted bedroom furniture comprising of ladies and gentleman's wardrobes with hanging rails, shelving and drawer units. Radiator.

JACK AND JILL BATHROOM

A well appointed room with window to the front with lovely aspect along the Canal and open countryside beyond. Large shower

cubicle with direct mixer shower unit, jacuzzi panelled bath with mixer taps, wash hand basin and WC. Two contemporary radiators. This room has the option to be divided with little re-configuration to provide an en suite and separate bathroom.

BEDROOM 2

with window to the rear with aspect over the gardens, radiator.

BEDROOM 3

with window to the front with lovely aspect along the Canal and open fields. Radiator.

HOME OFFICE/HOBBIES ROOM/BEDROOM 5

A fabulous sized room being naturally well lit with windows and velux roof lights which provides stunning views over open fields and along the canal. This room could also be easily divided to provide a large Bedroom with en suite if required.

UTILITY

Externally is this multi purpose detached room which is currently used as a Utility/Laundry Room with quarry tiled floor and ample space for appliances.

DOUBLE GARAGE/WORKSHOP

A large double Garage/Workshop with twin electric opening doors, concrete floor, large worktop with cupboard units below, and ample power and lighting points. Personal door to the garden.

OUTSIDE

The Gardens are a particular feature of the property and are laid extensively to shaped lawns with an abundance of well stocked, flower, shrub and herbaceous beds along with numerous specimen trees. There is also a large patio area with pergola and a canal side courtyard with seating area. There is also a greenhouse with power.

GENERAL INFORMATION

TENURE

We are advised the property is Freehold and would recommend this is verified during pre-contract enquiries.

SERVICES

We are advised that the property is on mains electric and water, Oil Central Heating. There is a Septic Tank at the property. The property also has the benefit of Fibre to the property Broadband.

COUNCIL TAX BANDING

As taken from the Gov.uk website we are advised the property is in Band E - again we would recommend this is verified during pre-contract enquiries.

FINANCIAL SERVICES

We are delighted to work in conjunction with the highly reputable 'Ellis-Ridings Mortgage Solutions' who offer FREE independent advice and have access to the whole market place of Lenders. We can arrange for a no obligation quote or please visit our website Monks.co.uk where you will find the mortgage calculator. <https://monks.co.uk/buy/mortgage-calculator/>

LEGAL SERVICES

Again we work in conjunction with many of the Counties finest Solicitors and Conveyancers. Please contact us for further details and competitive quotations.

REMOVALS

We are proud to recommend Daniel and his team at Homemaster Removals. Please contact us for further details.

NEED TO CONTACT US

We are available 8.00am to 8.00pm Monday to Friday, 9.00 am to 4.00pm on a Saturday and 11.00am to 2.00pm on Sunday, maximising every opportunity to find your new home.

Bridge End , Lower Frankton, Oswestry, SY11 4PB.

4 Bedroom House - Detached
Asking Price £650,000





Judy Bourne

Director at Monks

judy@monks.co.uk

Get in touch

Call. 01691 674567

Email. info@monks.co.uk

Click. www.monks.co.uk

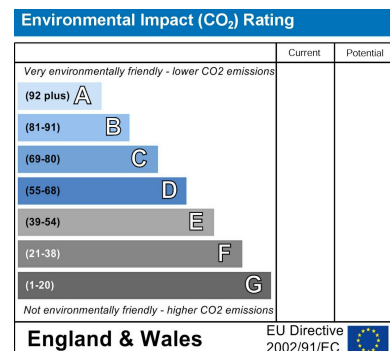
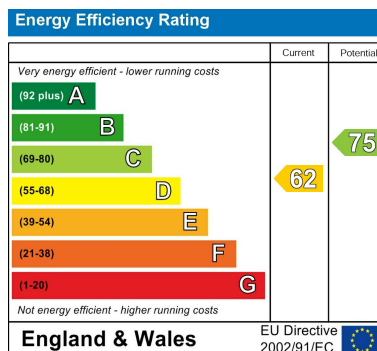
Oswestry office

16 Church Street, Oswestry,
Shropshire, SY11 2SP

We're available 7 days a week

HOME – four words that define who,
and what we are:

Honest, Original, Motivated, Empathetic



Monks for themselves and for the vendors of this property, whose agents they are give notice that:

- These particulars provide a general outline only for the guidance of intended purchasers and do not constitute part of an offer or contract.
- All descriptions, dimensions and distances are approximate, references to state and condition, relevant permissions for use and occupation and other details are provided in good faith and believed to be correct.
- No person in the employment of Monks has any authority to make or give any representation or warranty whatever in relation to this property.
- Electricians and other appliances mentioned in these particulars have not been tested by Monks. Therefore prospective purchasers must satisfy themselves as to their working order.