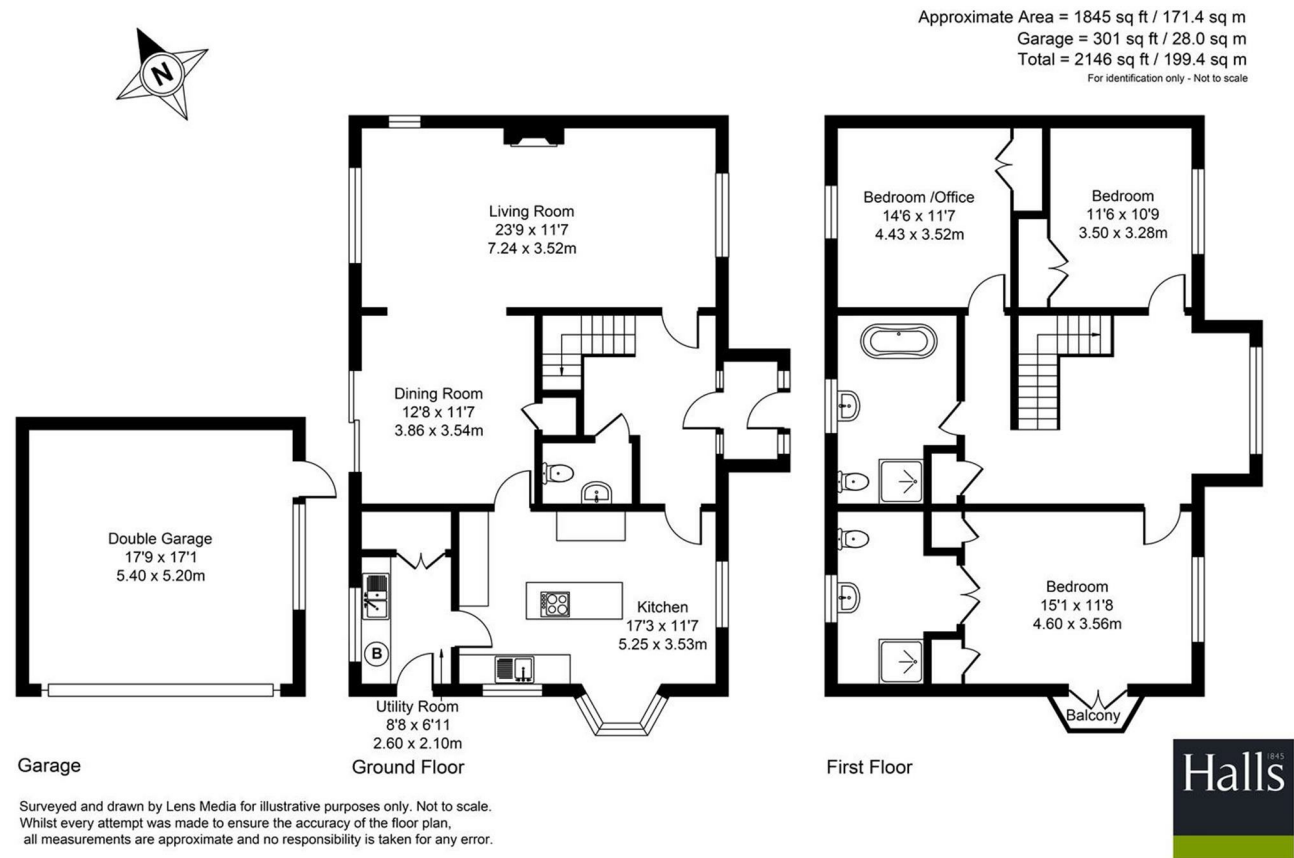


FOR SALE

The Field House Dodds Lane, Craven Arms, SY7 9QN



FOR SALE

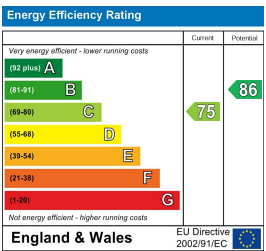
Offers in the region of £675,000

The Field House Dodds Lane, Craven Arms, SY7 9QN

Property to sell? We would be delighted to provide you with a free no obligation market assessment of your existing property. Please contact your local Halls office to make an appointment. **Mortgage/financial advice.** We are able to recommend a completely independent financial advisor,

who is authorised and regulated by the FCA. Details can be provided upon request. **Do you require a surveyor?** We are able to recommend a completely independent chartered surveyor. Details can be provided upon request.

Energy Performance Rating



Nestled in the charming area of Dodds Lane, Craven Arms, this delightful detached house offers three well-proportioned bedrooms, generous living space and ample parking. This property is ideal for families or those seeking extra space.



01952 971800

Telford Sales
32 Market Street, Wellington, Telford, TF1 1DT
E: telford@hallsgb.com



onTheMarket.com



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2 Reception Room/s



3 Bedroom/s



2 Bath/Shower Room/s



- Immaculately Presented Throughout.
- Beautiful Views.
- Desirable Rural Location.

DESCRIPTION

A superbly presented and generously proportioned detached family home, set in a peaceful semi-rural position with uninterrupted countryside views. This attractive red-brick property offers a wonderful blend of spacious interiors, quality finishes and a highly desirable setting on the edge of open fields.

The ground floor features a bright and inviting dual-aspect living room with a stylish feature fireplace and ample space for relaxation. Leading through to a formal dining room, perfect for family gatherings or entertaining. The large, well-equipped kitchen includes a central island and plenty of storage and workspace, creating a practical and sociable hub for everyday living. A useful utility room and a downstairs WC complete the ground floor.

Upstairs, the impressive principal bedroom enjoys its own private balcony overlooking the surrounding countryside, as well as fitted wardrobes and a smart en-suite bathroom. Two further well-sized bedrooms both with fitted wardrobes —one ideal as a home office—are served by a modern family bathroom.

Outside, the property benefits from a generous driveway, neatly maintained front lawn and a substantial double garage offering excellent parking and storage. The rear garden is particularly appealing, opening out onto expansive green fields that provide a stunning backdrop and a wonderful sense of privacy.

LOCATION

Craven Arms is a small market town located in south Shropshire, nestled in the picturesque Welsh Marches. It sits along the A49 road between Shrewsbury and Ludlow, making it a convenient gateway to the Shropshire Hills Area of Outstanding Natural Beauty. Surrounded by rolling countryside, historic estates, and popular walking landscapes such as the Long Mynd and Wenlock Edge, Craven Arms is both a scenic rural community and an accessible hub for exploring the region.

ROOMS

GROUND FLOOR

LIVING ROOM
23'9" x 11'6"

DINING ROOM
12'7" x 11'7"

KITCHEN
17'2" x 11'6"

UTILITY ROOM
8'6" x 6'10"

W.C.

FIRST FLOOR

BEDROOM ONE
15'1" x 11'8"

ENSUITE

BEDROOM TWO/OFFICE
14'6" x 11'6"

BEDROOM THREE
11'5" x 10'9"

BATHROOM

EXTERNAL

DOUBLE GARAGE
17'8" x 17'0"

GARDEN

LOCAL AUTHORITY
Shropshire Council.

COUNCIL TAX BAND
Council Tax Band: F

POSSESSION AND TENURE
Freehold with vacant possession on completion.

VIEWINGS
Strictly by appointment with the selling agent.

ANTI-MONEY LAUNDERING (AML) CHECKS
We are legally obligated to undertake anti-money laundering checks on all property purchasers. Whilst we are responsible for ensuring that these checks, and any ongoing monitoring, are conducted properly; the initial checks will be handled on our behalf by a specialist company, Movebutler, who will reach out to you once your offer has been accepted. The charge for these checks is £30 (including VAT) per purchaser, which covers the necessary data collection and any manual checks or monitoring that may be required. This cost must be paid in advance, directly to Movebutler, before a memorandum of sale can be issued, and is non-refundable. We thank you for your cooperation.