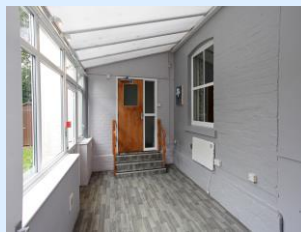


HARWOOD

THE ESTATE AGENT

44-46 market street, wellington, telford. shropshire. TF1 1DT

Station House , Station Road, Admaston, Telford, Shropshire, TF5 0AP



Offers in
Excess of
£575,000

Station House is an excellent opportunity to acquire this Spacious Four Bedroom unique Detached Property with huge versatile potential. The property has been previously used as a care home and now presents a wonderful opportunity for a range of uses. It would make for a beautiful home with great scope for modernisation. Providing approximately 159.5 sq. metres (1717.1 sq. feet) of excellent spacious living space. Situated on the very perimeter of Admaston, a much sought after mature residential area, a short drive into the historical local Wellington market town with a wealth of Shops, amenities and facilities. The Princess Royal Hospital, local schools, medical centre, Wellington railway station and local main road network are all nearby.

Ground floor: Approximately 98.0 sq. metres (1055.0 sq. feet) of living space. Reception room, cloak/wc, sitting room, dining room, kitchen, ground floor bathroom, rear lobby and conservatory.

First floor: Approximately 61.5 sq. metres (662.2 sq. feet) of living space. Four excellently sized bedrooms, shower room and store room.

Outside: Spacious driveway, parking suitable for a number of vehicles, side access to the rear enclosed private gardens, chiefly laid to lawn with patio area. No Upward Chain.

Sales
01952 641111

email: harwood@harwoodestates.com

www.telfordestateagent.co.uk

Lettings
01952 505505



Total area: approx. 159.5 sq. metres (1717.1 sq. feet)

Tenure	We are advised by the vendor that the property is Freehold
Council Tax	Band E
Fixtures & Fittings	Where specifically mentioned in these sales particulars are included in the sale price.
N.B	Please note, that any of the services, heating systems or any appliances at this property, have not been tested, therefore no warranty can be given or implied as to their working order.
Viewing Arrangements	by appointment 24 HOURS A DAY 7 DAYS A WEEK, although office hours are limited to normal working hours we are available by telephone to take enquiries, valuations and viewings at any time. If you do encounter an answer phone please leave a message for a staff member to return your call.

These particulars do not constitute or form a part of any contract. Whilst Harwood Estate Agents and their employees take every care in the preparation of these particulars they hereby state both on behalf of themselves and the vendor that no intending purchaser should rely on any of the statements of representation of fact and the intending purchaser should make his/her own inspection and enquiries in order to satisfy himself/herself of their authenticity and no responsibility is accepted for any error or omission herein.

Details prepared 09 October 2023

