





Greenacres, Bromlow, Shrewsbury, Shropshire, SY5 0EB
Offers in the region of £425,000

Greenacres is a detached three bedroom house set in the centre of its own 6.32 acres (2.55 hectares) which comprise of six paddocks and separate gardens. The property is located in Bromlow, an elevated position that benefits from spectacular south westerly views towards Mid Wales and South Shropshire.

Accommodation briefly comprises three bedrooms, a bathroom, a lounge, a kitchen, a dining room, a pantry and a store room. The property requires extensive refurbishment throughout but could become a fantastic family home, with land.

Bromlow is a small village nestled within the Shropshire hills, an Area Of Natural Beauty with a vast selection of walking routes and bridleways. The village benefits from the local Stables Inn, a great place to enjoy an evening meal. The village of Minsterley is 5 miles from the property and a wider range of amenities including a local shop, butchers and takeaways. A further mile and the village of Pontesbury has additional amenities including a medical centre restaurant and grocers. The market town of Shrewsbury is 15 miles from Bromlow and offers access to transport links including a national train network and the M54 and A5.







Land and outbuildings

The approximately 6 acres of grazing land also benefits from excellent views and is bordered by a combination of mature hedges and livestock fencing. landscaped gardens sit to the side of the property, and a long gated drive provides access to a parking area. The property has a large range of outbuildings that are, mostly, in good condition and have a number of uses including animal storage, coal/wood storage, agricultural equipment storage and as a residential chalet.

Broadband

Superfast

Download speed 1000Mbps

Upload 220Mbps





General Services: Solid fuel boiler providing heating and hot water, Mains water, Mains electricity, Private drainage—Septic tank

Local Authority: Shropshire

Council Tax Band: TBC

EPC Rating: TBC

Tenure: Freehold

Fixtures and fittings: No fixtures and fittings are necessarily included in the sale unless agreed at point of sale or point of subsequent negotiations.

Wayleaves, rights of way and easements: The property will be sold subject to and with the benefit of all wayleaves, easements, and rights of way, whether mentioned in these particulars or not.

Directions:

When passing through Worthen on the B4386 from Shrewsbury, take the last lefthand turn sign posted towards Minsterley (B4499). After roughly a mile, take the righthand turn towards Bromlow, and continue on this road for approximately 1.5 miles and take a righthand turn (marked by a Roger Parry and Partners pointer sign) Continue along the track for approximately 50 meters and the entrance to Greenacres is on your left.

What3Words ref::///outline.sinkhole.playing

Viewing arrangements

Viewing of the property is strictly by appointment only through:

Roger Parry & Partners LLP

Please contact our Bicton Office:

Mercian House, Darwin Court, Oxon Business Park, Shrewsbury, SY3 5AL

mail@rogerparry.net

01743 791 336



Important Notice: 1. 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. 2. Any areas, measurements, aspects or distances referred to are given as a GUIDE ONLY and are NOT precise. If such details are fundamental to a purchase, purchasers must rely on their own enquiries. 3. Descriptions 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. 4. Where any references are made to planning permission or potential uses such information is given by Roger Parry & Partners in good faith. Purchasers should make their own enquiries into such matters prior to the purchase. 5. 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 photograph(s). No assumptions should be made with regards to parts of the property that have not been photographed. 6. 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.