



SAMUEL WOOD

The Old School Richards Castle, Ludlow, Shropshire, SY8 4EQ

Asking Price £700,000



The Old School

Richards Castle, Ludlow, Shropshire, SY8 4EQ

- Magnificent village home with exceptional accommodation
- 5 bedrooms, 4 bathrooms
- Grounds extending to 0.35 of an acre
- Fantastic views over rural farmland
- Edge of village, close to Ludlow
- 3 large reception rooms and large kitchen / diner
- Double garage, workshop, studio and store

This converted former school with accommodation extending to over 3000 square feet sits on the edge of this popular village within close proximity to historic Ludlow. The property enjoys gardens extending to third of an acre which are mature and enjoy fantastic views together with extensive parking, double garage block incorporating a workshop, studio and large store. Accommodation benefitting from air source heating and double glazing has rooms of exceptional proportions to include: Magnificent Hallway, 3 large Reception Rooms, Kitchen / Diner, Utility Room, Cloakroom, 5 Bedrooms, 3 or which are En-Suite, House Bathroom, (1 of the en suite bedrooms being on the ground floor). A wonderful home that must be viewed.

EPC rating D



The property sits on the edge of the popular village of Richards Castle having facilities that include: Public House, Village Hall, Church and an active community. Moor Park Private School is around 1 mile away and historic Ludlow sits approximately 4 miles to the North and is renowned for its architecture, culture and festivals.

An impressive Porch

with door and matching side panels opens into

Large Entrance Hall

Hall vaulted to first floor level with exposed timbered features. Staircase rising to first floor and exposed floorboards. Door into

Walk-in downstairs storage cupboard

where the hot water cylinder is housed and provides room for coats and shoes

Living Room 20'0" x 14'7" (6.10m x 4.45m)

having dual aspect with windows to both front and rear elevations, exposed floorboards and fitted dresser with excellent storage.

Impressive Family Sized Kitchen 19'10" x 17'10" (6.07m x 5.46m)

with windows to front and side elevations with a view over open farmland, timbered floor, ample room for large table and chairs, Clearview multi-fuel stove fitted. The kitchen units have cream fronts with wood block work surfaces, stainless steel sink unit, included in the sale is a range cooker with an extractor positioned above, space and plumbing for washing machine, extensive ceiling down lighters and breakfast bar

Dining Room 13'10" x 13'5" (4.22m x 4.10m)

with windows to both rear and rear side again with these lovely views, exposed floorboards and a feature fireplace with attractive wooden surround and bricked features

Rear Porch

with tiled floor, stable door out onto the garden and room for fridge freezer

Cloakroom

with window to side and a suite in white of wc and wash hand basin

Snug 18'1" x 14'0" (5.52m x 4.27m)

with window to rear, feature fireplace with Clearview multi-fuel stove



Rear Hallway

with double glazed roof window and stable door to rear elevation. This in turn leads into

Ground Floor Bedroom 3 20'11" x 13'5" (6.40m x 4.10m)

with double doors out onto paved seating area with this fantastic view, 2 further windows to rear

En-Suite Shower Room

with double glazed roof window and a suite in white of wc, pedestal wash hand basin and large shower cubicle. This bedroom suite with its' separate access offers the opportunity for independent living for a family member or potential AirBnB income

Utility Room 11'3" x 5'8" (3.45m x 1.75m)

with stable door to front elevation, quarry tiled floor, door into fuse box, double doors into shelved cupboard, base cupboards, stainless steel sink unit, space and plumbing for washing machine and quarry tiled floor

First Floor Galleried Landing

overlooking the entrance hall with vaulted ceiling and timbered features

Bedroom 1 19'6" x 14'5" (5.96m x 4.40m)

with window to frontage and roof window to rear elevation, exposed timbered trusses and door into

Large En-Suite Bathroom

with roof windows to both and front rear elevations, fitted with a suite in white of wc, pedestal wash hand basin and panelled bath together with a shower cubicle

Bedroom 2 19'8" x 15'5" (6.00m x 4.70m)

with lovely high ceilings, exposed timbered trusses and features, window to frontage, larger arched window to side with this outlook over farmland, walk-in wardrobe area with extensive hanging rails

En-Suite Shower Room

with roof window to rear elevation and a suite in white of wc, pedestal wash hand basin and panelled bath

Secondary Staircase

leading from the dining room to first floor landing, again with exposed truss features and high window.

Bedroom 4 13'9" x 11'6" (4.20m x 3.52m)

with arched window to side elevation with this open farmland outlook and vaulted ceiling

Bedroom 5 14'1" x 11'9" (4.30m x 3.60m)

with 2 roof windows, vaulted ceiling and exposed ceiling timbers

House Bathroom 7'2" x 5'2" (2.20m x 1.60m)

with large roof window and a suite in white of wc, pedestal wash hand basin and panelled bath with shower attachment

Outside

The property is approached onto a tarmacadam driveway which provides extensive parking and leads to a double open fronted garage having light and power fitted. Adjoining this there is a workshop with light and power fitted, roof window and window to frontage. Sitting at this section is a kitchen garden with raised beds, a greenhouse and 2 mature trees. Past the garage, the driveway then extends right across the front of the property and provides additional parking if required. Off here there is a level lawned garden, paved seating area's, a raised decked seating area with pergola feature and a garden bar, providing a beautiful area for summer dining / barbecues with this fantastic outlook over open farmland. This section of garden is interspersed with mature beds, shrubs and plants and is partially walled and then leads down to a further covered seating area and excellent store with shelving, roof window, light and power fitted. There is also a hobby room which has window overlooking the garden and has light and power fitted. Sitting at the side of the house is a further covered seating area with flagstone terrace being a great space just off the kitchen for alfresco dining. Pathway then leads round to where the ground floor bedroom is and a second patio area, lawned garden and view over the open fields.

Agents note

Please note that the property is linked to The School House.

Services

Mains electricity, mains water, shared private drainage with The School House, heating via an air source heat pump to radiators with the addition of 2 multi-fuel stoves. Windows are double glazed. Flood risk - very low. Broadband speeds, Basic 17 Mbps, Superfast 44 Mbps

Local Authority

Shropshire Council, tax band - E





Tenure

Freehold

Viewings

Contact the Ludlow Office on Tel: 01584 875207 or Craven Arms Office 01588 672728

Or you can email us at ludlow@samuelwood.co.uk or visit our web site at www.samuelwood.co.uk

For out of office enquiries please phone Andrew Cadwallader on 07974 015764

Referrals

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Directions

As you approach Richards Castle from the Ludlow direction you will pass the Church on your right hand side and as you drop down to the edge of the village, the turning for The Old School is on your left hand side after The School House but before the village hall.







Floor Plans



Ground Floor
Floor area 164.5 m² (1,770 sq.ft.)

First Floor
Floor area 125.3 m² (1,349 sq.ft.)

TOTAL: 289.8 m² (3,119 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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CONTEMPORARY AGENCY • TRADITIONAL VALUES

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