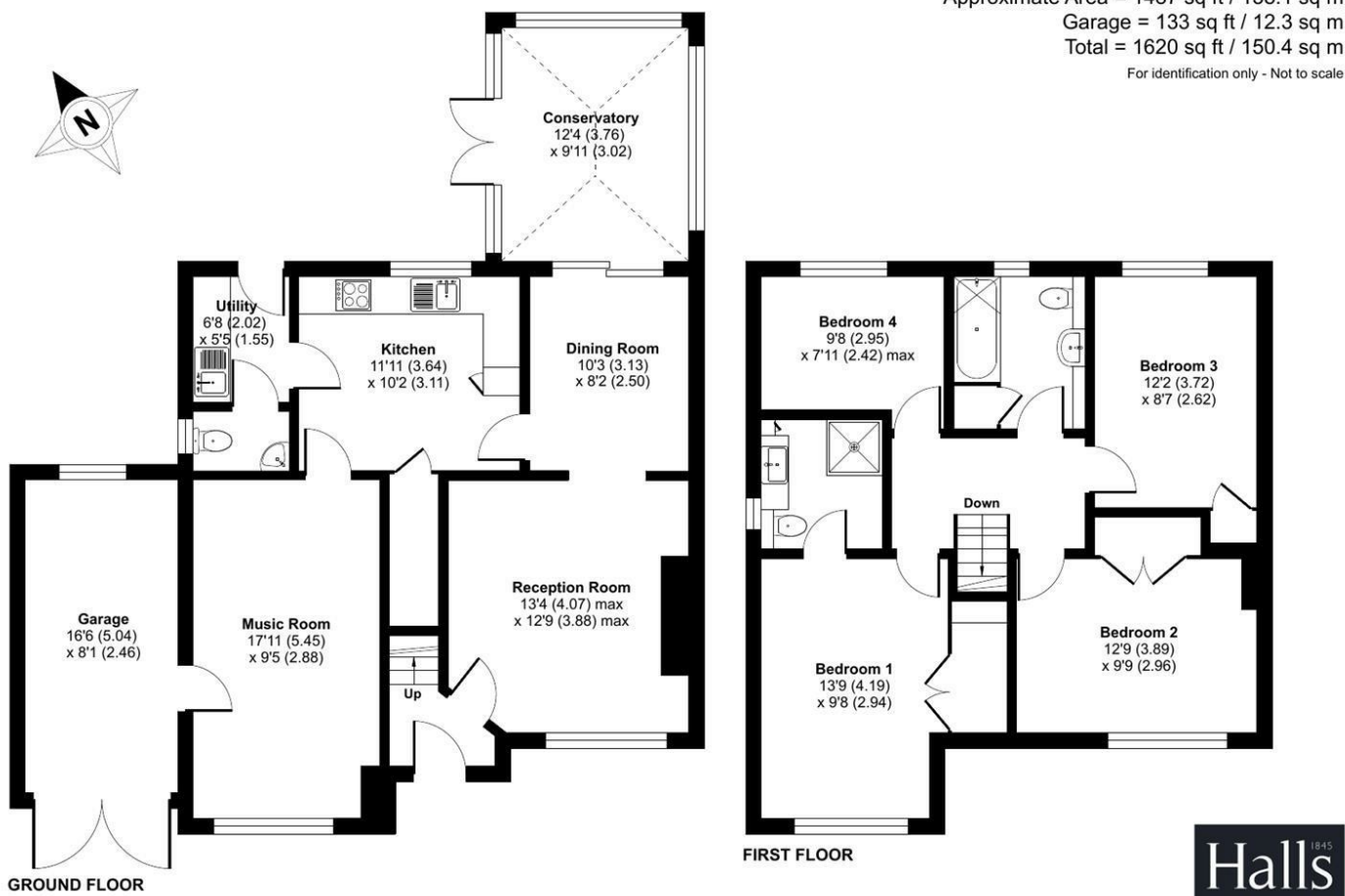


FOR SALE

1 Donnett Close, Whittington, Oswestry, SY11 4PZ



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nxlchem 2025. Produced for Halls. REF: 1295957



FOR SALE

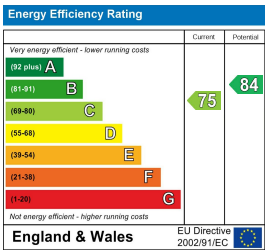
Offers in the region of £395,950

1 Donnett Close, Whittington, Oswestry, SY11 4PZ

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



A spacious and versatile four-bedroom detached family home nestled in a peaceful cul-de-sac in the heart of Whittington. Offering multiple reception rooms, a bright conservatory, modern kitchen, integral garage, and a beautifully enclosed rear garden, this well-maintained property is ideal for family living with excellent village amenities and schooling nearby.



01691 670 320

Oswestry Sales
20 Church Street, Oswestry, SY11 2SP
E: oswestry@halls.gb.com



onTheMarket.com



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3 Reception Room/s



4 Bedroom/s



3 Bath/Shower Room/s



- Four-bedroom detached home
- Three welcoming reception rooms
- Modern kitchen with separate utility
- Attractive, enclosed rear garden
- Sought-after village location
- Peaceful cul-de-sac setting

DESCRIPTION

Halls are delighted with instructions to offer 1 Donnett Close in Whittington.

This is a generously proportioned FOUR-BEDROOM detached residence occupying a prime position in a small, quiet cul-de-sac in the desirable village of Whittington.

The property has been thoughtfully arranged to provide flexible living space for modern family life, including three reception rooms, a contemporary kitchen with utility, and a conservatory opening onto an attractive and private rear garden. This detached home offers excellent appeal with a neat frontage, driveway parking, and an integral garage.

Well-presented throughout, the home benefits from gas central heating, double glazing, and a practical layout suited to a variety of buyers seeking comfort, space and a village setting.

SITUATION

Whittington is a highly sought-after village known for its historic charm, friendly community, and excellent access links. The village is home to the iconic Whittington Castle, a well-regarded primary school, a village shop, pub, and tearoom, creating a strong sense of local character and convenience.

Located just two miles from Oswestry, residents enjoy the benefits of nearby town amenities while living in a tranquil, semi-rural environment. The A5 and A483 are within easy reach, offering direct routes to Shrewsbury, Wrexham, and Chester, making Whittington an excellent choice for commuters and countryside lovers alike.

SCHOOLING

Within a convenient proximity are a number of well-regarded state and private schools, including Whittington C of E Primary, Derwen College, The Meadows, Lakelands Academy, The Marches, Ellesmere College, Moreton Hall, and Oswestry School.

DIRECTIONS

From the A5/483 Oswestry bypass take the A495 signposted Ellesmere. Continue into the village of Whittington along Station Road, turn right at the 'T' junction onto the B5009. Take the second left into Donnett Mews and continue straight ahead. 1 Donnett Close will be identified by our sales board on the left.

W3W

///gambles.lower.breeding

THE PROPERTY

The ground floor opens into a welcoming hallway with stairs to the first floor. To the right you enter into the heart of the home, a generously sized living room featuring a fireplace and a bay window. This flows seamlessly into the dining area. From here, doors open into a delightful conservatory with views over the rear garden.

The kitchen is well-fitted with sleek cabinetry, tiled flooring and integrated appliances, and offers a casual dining space. The kitchen is complemented by a handy utility room, pantry and downstairs WC. Through the kitchen you walk through to the versatile music room/study/snug overlooking the front, completing the ground floor.

Upstairs, the first floor hosts four bedrooms, including a spacious principal bedroom and a modern family bathroom. The layout is ideal for families, with ample room for home working or guest accommodation.

OUTSIDE

The rear garden is a standout feature which is well-kept and fully enclosed for privacy. It offers a perfect mix of lawn and patio, ideal for outdoor entertaining or relaxing in the summer months. A mature tree provides shade and character, while a timber shed adds useful storage. The conservatory opens directly onto the patio, creating a smooth transition between indoor and outdoor living.

THE ACCOMMODATION COMPRISES:

Ground floor - Hall, Living Room, Dining Room, Conservatory, Kitchen, Utility Room, WC, Music Room, Garage
First floor - Principal bedroom with en-suite, Bedroom 2, Bedroom 3, Bedroom 4, and Family Bathroom.

GENERAL REMARKS

SERVICES

Mains water, electricity, gas and drainage are understood to be connected. None of these have been tested.

TENURE

The tenure is freehold, and vacant possession will be available upon completion.

LOCAL AUTHORITY

Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury SY2 6ND. Tel: 0345 6789000

COUNCIL TAX

The property is in Council Tax Band E.

VIEWINGS

Via the Agents, Halls, 20 Church Street, Oswestry, SY11 2SP - 01691 670320.

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.