

FOR SALE

25 Long Croft, Weston Rhyn, Oswestry, Shropshire, SY10 7JP



FOR SALE

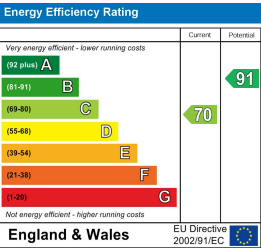
£750 PCM

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**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 well-presented two-bedroom home in a quiet and convenient location within Weston Rhyn. The property offers spacious accommodation including a modern kitchen, good-sized living room, and enclosed rear garden with parking. Well placed for Oswestry, Chirk, and major transport links.



01691 670320

**Oswestry Lettings**  
20 Church Street, Oswestry, Shropshire, SY11 2SP  
E: [oswestry.lettings@hallsgb.com](mailto:oswestry.lettings@hallsgb.com)



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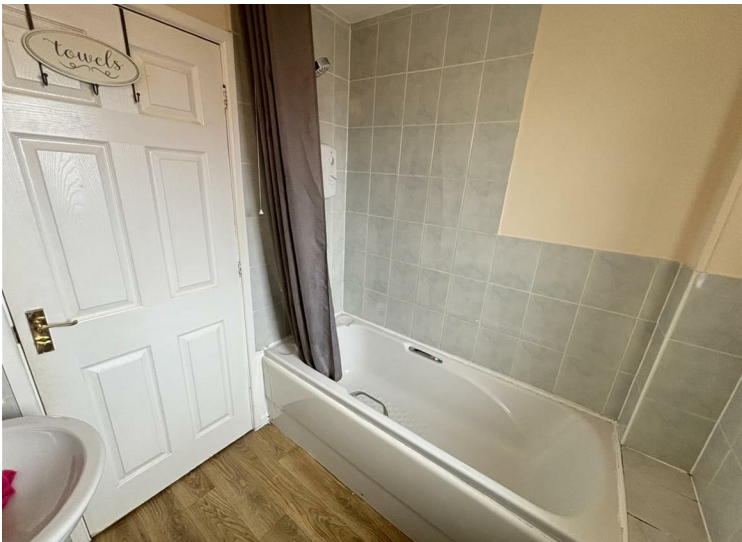
1 Reception Room/s



2 Bedroom/s



1 Bath/Shower Room/s



- Well-presented two-bedroom home
- Quiet and popular residential location
- Spacious living room and modern kitchen
- Enclosed rear garden and off-road parking
- Convenient access to Oswestry, Chirk, and A5/A483
- Available immediately

DESCRIPTION

25 Long Croft is a well-presented two-bedroom mid-terrace house situated within a quiet and popular residential development in the village of Weston Rhyn. The property offers comfortable and modern accommodation, ideal for a professional couple, small family, or single occupant.

Internally, the accommodation briefly comprises an entrance hall, a spacious living room, and a modern fitted kitchen. Upstairs there are two good-sized bedrooms and a contemporary family bathroom. The property benefits from Gas central heating and double glazing throughout.

Externally, there is an enclosed rear garden providing a pleasant private outdoor space together with off-road parking to the front.

Conveniently positioned within walking distance of local shops, primary school, and public transport links, Weston Rhyn also provides easy access to nearby Oswestry, Chirk, and the A5/A483 road networks.

LETTINGS INFORMATION

Rent: £750 PCM

Deposit: £865 (5 weeks’ rent equivalent)

Term: 6 or 12 months initially (longer by negotiation)

Availability: Immediately (subject to referencing)

EPC Rating: C

Council Tax: Band B (Shropshire Council)

Heating: Gas

Services: Mains water, electricity, and drainage

Parking: Off-road parking to the front

Garden: Enclosed rear garden

SITUATION

The property is pleasantly situated within a quiet and established residential development on the edge of the popular border village of Weston Rhyn. The village offers an excellent range of local amenities including a convenience store, primary school, public house, and church, together with good transport links and a regular bus service.

The nearby towns of Oswestry and Chirk both provide a wider range of shopping, leisure, and schooling facilities, while access to the A5/A483 trunk roads ensures easy commuting to Wrexham, Shrewsbury, and Chester, as well as onward links to the national motorway network.

The surrounding area is renowned for its beautiful countryside and scenic walks, with the Ceiriog Valley and Offa’s Dyke Path both within easy reach.

Council Tax

Council Tax: Band B

LOCAL AUTHORITY

Shropshire County Council.

SERVICES

Mains water, electricity, and drainage

VIEWINGS

Strictly by appointment through the Lettings Department at Halls, Oswestry  
?? 20 Church Street, Oswestry, SY11 2SP  
?? 01691 670 320 ? oswestry.lettings@hallsgb.com

SCHOOLING

Weston Rhyn benefits from its own well-regarded primary school, while a wider choice of secondary education can be found in the nearby towns of Oswestry, Chirk, and Ellesmere. Popular options include The Marches School and Oswestry School, along with St Martins School and Moreton Hall for independent education. Further education and sixth form facilities are available at North Shropshire College in Oswestry and Coleg Cambria in Wrexham.

DIRECTIONS

From the Halls office in Oswestry, proceed north on the A5 towards Wrexham.  
At the Gledrid roundabout, take the first exit onto the B5070 signposted Weston Rhyn. Continue into the village, then turn left onto Old Chirk Road, followed by a right turn into Long Croft.  
Continue through the development and No. 25 will be found on the right-hand side, identified by a Halls “To Let” board.