

# HARWOOD

## THE ESTATE AGENT

01952 881010

### 35 Meadowdale Drive, Admaston TF5 0DL



## £ 5 3 0, 0 0 0 region

This beautifully maintained family home is situated in a highly desirable location with excellent links to the national road network. The thoughtfully designed layout begins with a central reception hallway featuring a guest cloakroom. Double doors open into a spacious lounge with a feature fireplace, which in turn leads to a 16ft garden room. Additional living space includes a separate dining room, a modern kitchen, and an adjoining utility room. Upstairs, the property boasts four generously sized double bedrooms. The main bedroom includes fitted wardrobes and a private en-suite shower room. Two further bedrooms also benefit from fitted wardrobes, and a contemporary family bathroom serves the rest of the household. Outside, the property offers driveway parking, a detached double garage, and an additional outbuilding currently used as a gym—ideal also as a hobby room or home office. The rear garden is beautifully landscaped, featuring a patio, well-maintained lawn, and mature trees and shrubs.

The surrounding area includes a convenience store and a well-regarded pub/restaurant, while the nearby market town of Wellington provides a wide range of shops, schools, and leisure facilities. Perfect for modern family living and entertaining, this home effortlessly combines comfort, style, and practicality.

Viewing is highly recommended!

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		





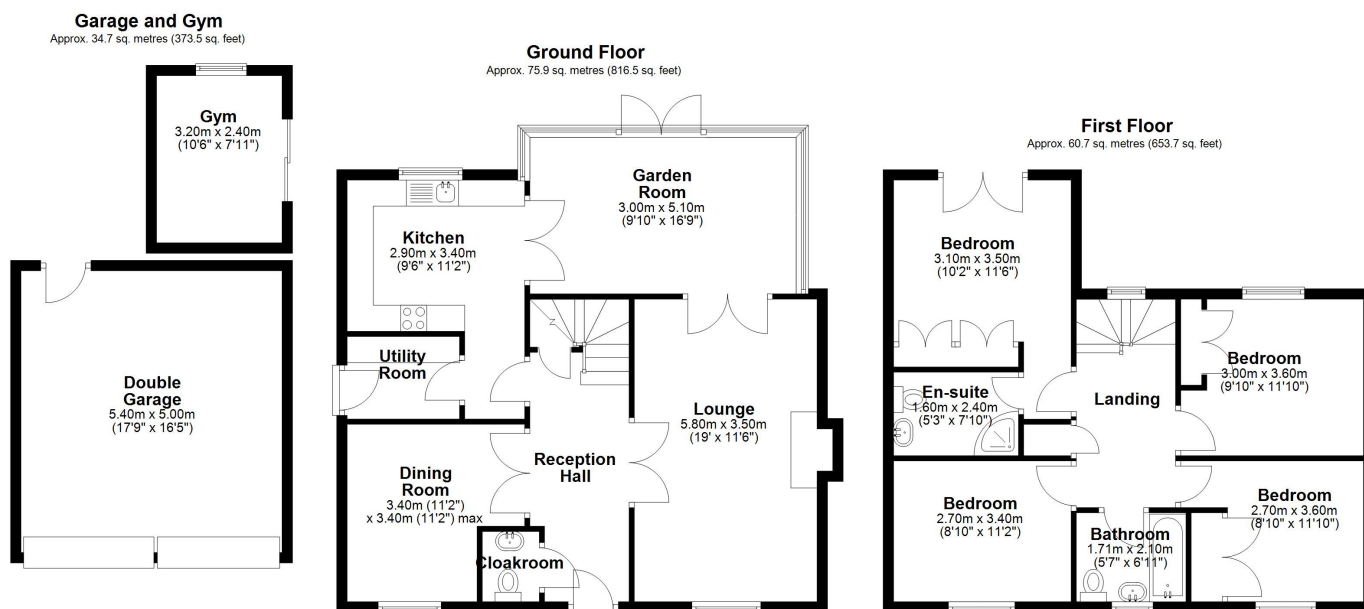












Total area: approx. 171.3 sq. metres (1843.7 sq. feet)  
**35 Meadowdale Drive**

**Tenure** 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 none of the services, heating systems or any appliances at this property have been tested, therefore no warranty can be given or implied as to their working order. 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 : 22nd April 2025