



Rose Cottage, The Courtyard South Road, Ditton Priors, Bridgnorth, Shropshire, WV16 6SJ

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A single storey barn conversion, near the village centre having two bedrooms, parking and small garden. Footpaths to the Clee Hill from the drive. An ideal lock up and leave or practical home for a couple/small family in this lovely Shropshire setting. NO UPWARD CHAIN.

Bridgnorth - 9 miles, Ludlow - 12 miles, Shrewsbury - 21 miles, Kidderminster - 19 miles, Telford - 17 miles, Wolverhampton - 24 miles, Stourbridge 23 miles, Birmingham - 38 miles. (All distances are approximate).

LOCATION

This courtyard conversion of 5 barns, stands just off South Road near Reg May's award winning Village Butchers Shop. Ditton Priors is a rural village South West of the historic market town of Bridgnorth, located at the foot of the Brown Clee Hill and surrounded by beautiful natural Shropshire countryside giving access to many walks and activities. The village itself has a selection of local amenities including a primary school, church, post office, medical practice and convenience store. There is also a petrol station, public house and a village hall/community centre.

ACCOMMODATION

A pretty barn conversion with a wealth of character in a very peaceful setting. The accommodation is on one level with only a small garden area, but has two dedicated parking spaces (one accessed from the lane to the rear). A step from the courtyard leads into a quarry tiled reception hall, with two bedrooms having exposed rafters and high ceilings. The bathroom is fitted with a vanity unit, WC and freestanding bath with shower attachment and electric shower over. The fitted kitchen comprises of base cupboards and wall cupboards with an electric oven, extractor hood over, space for a washing machine, sink unit and freestanding fridge freezer. There are exposed beams with the continued quarry tiled floor and views to the front and rear. A door leads into an open plan lounge/dining area again with exposed rafters and beams, windows overlooking into the front courtyard with a further door access to the front and a fitted log burner.

OUTSIDE

Outside there is a dedicated parking space and a small, concrete area for table and chairs whilst there are deep planted flower borders at the front and an archway to the rear narrow garden that is a concreted culvert above a small stream and having a fence boundary and gate onto the lane at the rear.

SERVICES

We are advised mains electricity, drainage and water are connected. The heating is electric storage heaters. Verification should be obtained from your solicitor.

TENURE

We are advised that the property is Freehold. Vacant possession will be given upon completion. Verification should be obtained by your solicitor.

LOCAL AUTHORITY

Tax Band: C
Shropshire Council.

VIEWING ARRANGEMENTS

Viewing strictly by appointment only. Please contact BRIDGNORTH OFFICE.

FIXTURES AND FITTINGS

By separate negotiation.

DIRECTIONS

Leaving Bridgnorth on the A458 towards Shrewsbury. On entering Morville, fork left onto the B4368 sign posted Craven Arms. Follow this road along and after approximately 3 miles turn left sign posted Ditton Priors. On entering the village of Ditton Priors proceed past the church on the right and continue straight on into South Road. Proceed round the right hand bend and just before the Butchers, turn right into a private track where the barns are located on the left - through a small ford.

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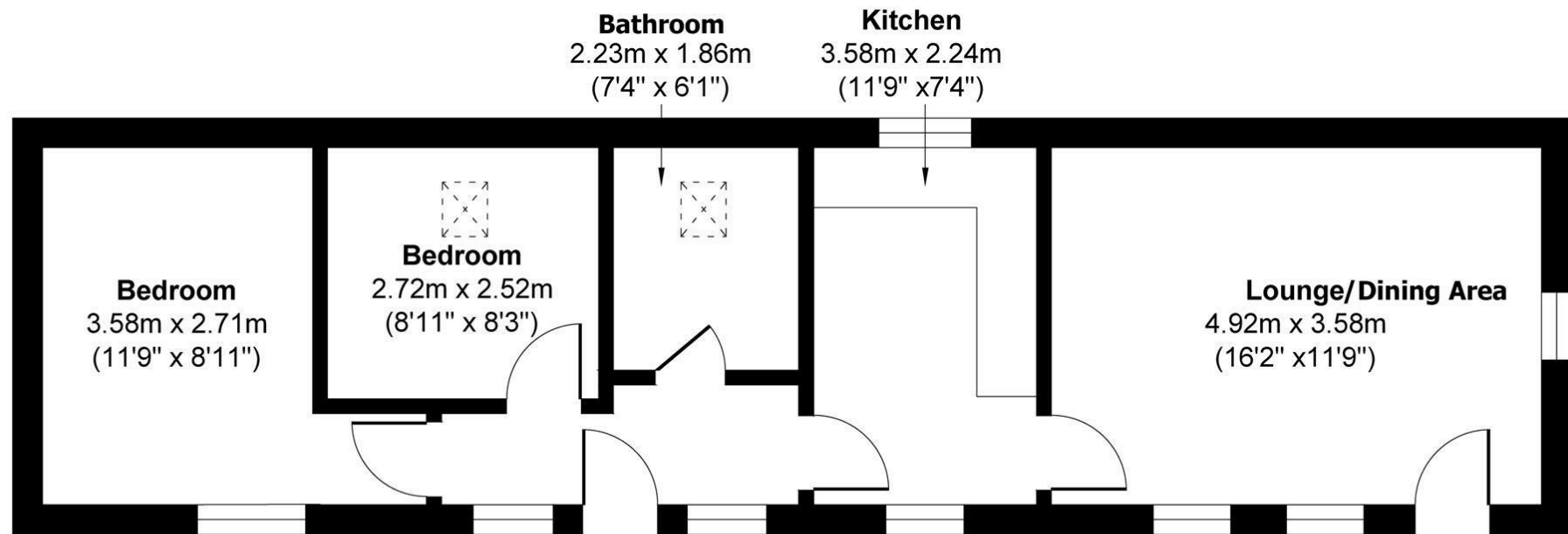
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IMPORTANT NOTICE: Every care has been taken with the preparation of these Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. Areas, measurements and distances are approximate and the text, photographs and plans are for guidance only. If there is any point which is of particular importance please contact us to discuss the matter and seek professional verification prior to exchange of contracts.



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Approximate Gross Internal Area
581 sq ft - 54 sq m



Not to Scale. Produced by The Plan Portal 2024
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