



SAMUEL WOOD

Fishpool Cottage, 46 Stanwardine, Baschurch, Shrewsbury, Shropshire, SY4 2EU

Offers Over £635,000



Welcome to the Sleith family



Fishpool Cottage, 46 Stanwardine

Baschurch, Shrewsbury, Shropshire, SY4 2EU



- Charming Well Presented Cottage
- Cottage Style Wrap Around Gardens
- Off Road Parking for several cars
- Two Reception Rooms & Bespoke Dining Kitchen
- NO UPWARD CHAIN
- Pleasing Countryside Views
- Refitted Windows & Doors (Internal & External)
- Four Bedrooms & Two Bathrooms
- Close to Excellent Village Amenities of Baschurch
- EPC Rating D

This charming four/five bedroom detached country property offers spacious, versatile and extended accommodation. Situated near the village of Baschurch, which enjoys convenient access to a range of excellent amenities including a doctor's surgery, supermarket, village hall, two pubs, a primary school and the renowned Corbett Secondary School. The property is beautifully presented and viewing is highly recommended to appreciate its appeal and location.

Nestled in the countryside, Fishpool Cottage presents an idyllic retreat with its versatile layout and picturesque surroundings. Upon entering the ground floor reception hall, you are greeted by an inviting ambiance that leads seamlessly into the stylish open plan kitchen dining area, perfect for hosting gatherings or enjoying intimate family meals. The sitting room and living room together provide ample space for relaxation and entertainment, boasting a blend of modern comfort and rustic charm. Completing the ground floor is a convenient office space, utility room and cloakroom, offering practicality and functionality for everyday living.

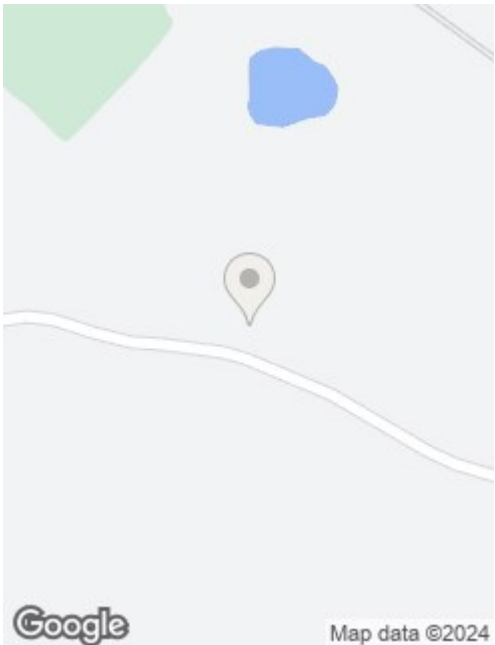
Ascending to the first floor, the cottage reveals its comfortable accommodation arrangement. The master bedroom, adorned with its own en-suite bathroom offers a luxurious retreat with its elegant design and atmosphere. Three additional bedrooms provide ample space for family members or guests plus a sitting room/study/bedroom five, the family bathroom ensures convenience and comfort for all. Each room is thoughtfully designed to maximise natural light and optimise space.

Outside, the cottage is surrounded by enchanting cottage-style gardens that wrap around the property, providing a delightful setting to enjoy the beauty of nature. There is also a large storage shed and new fencing. Accessed via a gateway to a block-paved driveway, the exterior space offers both privacy and tranquility, ideal for outdoor leisure activities or simply unwinding amidst the countryside scenery.

With its charming interior, countryside views and convenient amenities, Fishpool Cottage embodies the epitome of countryside living, beckoning viewers to experience its warmth and allure firsthand.







Directions

Services: We understand that the property has mains oil heating, mains electricity, mains water and mains drainage. There is underfloor heating to the upstairs bathroom.

Broadband Speed: Basic 6 Mbps & Superfast 70 Mbps

Flood Risk: Very Low.

Tenure: We understand the tenure is Freehold.

Local Authority: Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury, Shropshire SY2 6ND. Tel 0345 678 9000

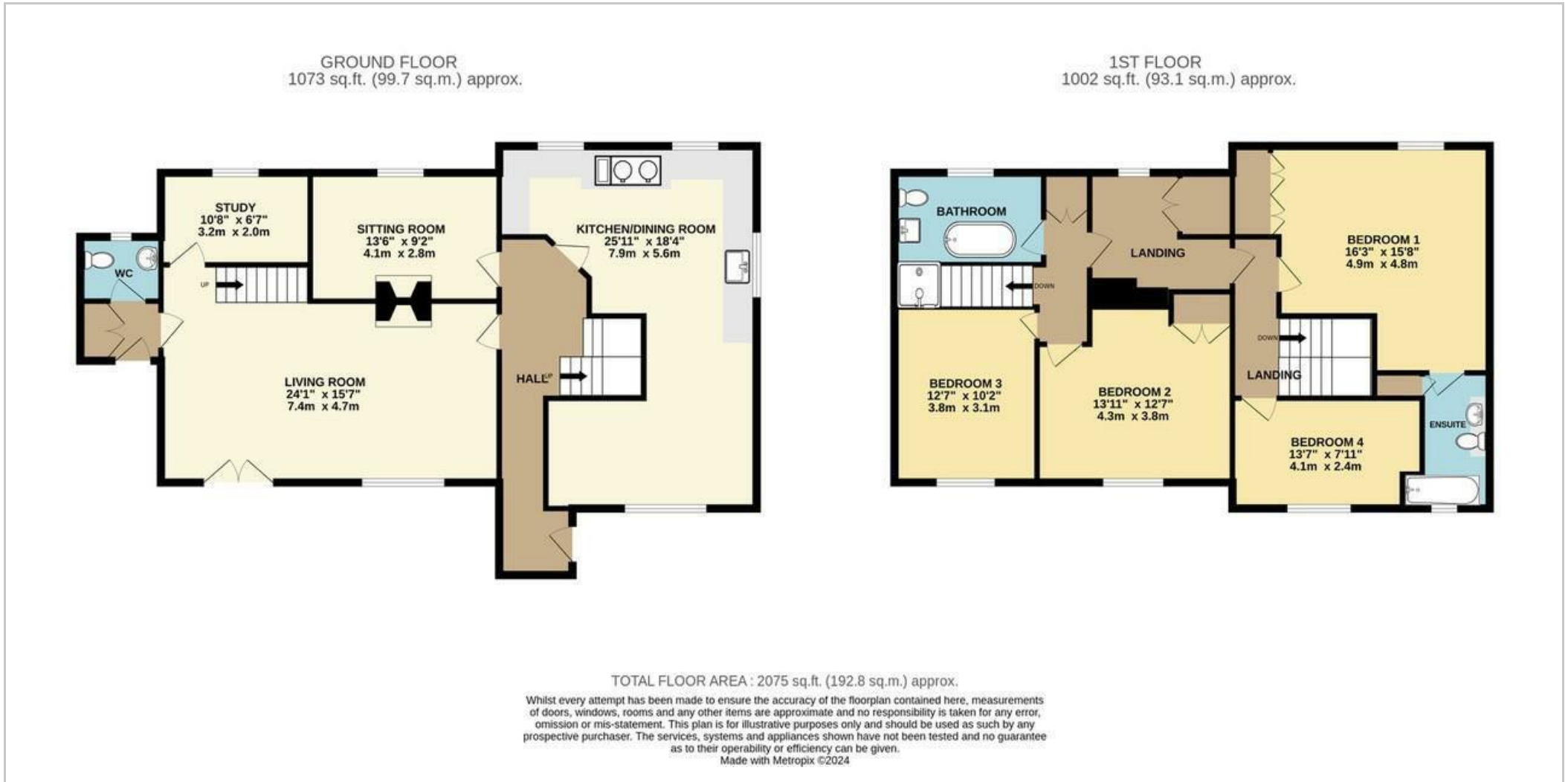
Council Tax Band: E

Mortgage Services: We offer a no obligation mortgage service through Hilltop Mortgage Solutions. Please ask a member of our team for further details.

Referral Services: Samuel Wood routinely refers vendors and purchasers to providers of conveyancing and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.







We take every care in preparing our sales details. They are checked and usually verified by the Vendor. We do not guarantee appliances, alarms, electrical fittings, plumbing, showers etc. You must satisfy yourself that they operate correctly. Room sizes are approximate; they are usually taken in metric and converted to imperial. Do not use them to buy carpets or furniture. We cannot verify the tenure, as we do not have access to the legal title; we cannot guarantee boundaries or rights of way so you must take the advice of your legal representative. No person in the employment of or representing Samuel Wood has any authority to make any representation or warranty whatever in relation to this property. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view. Applicants are advised that the majority of our shots are taken with a wide angle lens.

CONTEMPORARY AGENCY • TRADITIONAL VALUES
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