



SAMUEL WOOD

Hedgerow, Scholars Lane, Loppington, Shrewsbury, Shropshire, SY4 5RE

Offers Over £425,000



Hedgerow, Scholars Lane

Loppington, Shrewsbury, Shropshire, SY4 5RE



- Well Presented Detached Bungalow
- Spacious Living / Dining Room
- Three Bedrooms & Two Bathrooms
- Delightful Traditional Gardens
- Plot Extending to 0.21 Acre
- Popular Village Location
- Impressive Good Sized Conservatory
- Modern Refitted Kitchen
- Garage and Driveway Parking
- EPC Rating tbc

Welcome to the Hedgerow, Scholars Lane, a charming property nestled in the heart of Loppington, this quintessential Shropshire village. Perfectly positioned, you'll find the cosmopolitan county town of Shrewsbury within driving distance the convenient amenities of Wem town including its train station and facilities within 3.5 miles.

But it's not just about location it's about lifestyle. Imagine waking up to the tranquil beauty of Scholars Lane, greeted by the delightful sights and sounds of your own ornamental pond and serene seating areas within the rear garden.

Step inside the bungalow and you'll be impressed by the reception hall, the spacious living room and dining room – perfect for hosting memorable gatherings. Another highlight of this improved property is the impressive conservatory, boasting a stunning glass roof that floods the space with natural light. The contemporary restyled kitchen is a cook's dream while the master bedroom with its en-suite offers a peaceful retreat overlooking the beautiful rear garden. With oil central heating and triple-glazed windows in the conservatory, comfort is assured year-round.

Not forgetting about the local amenities – from the 14th-century Church to the acclaimed Dickin Arms gastropub, Loppington offers a sense of community with village hall events and the Ellesmere and Shropshire Lake District being within easy reach, there's always something to explore.

Presenting an opportunity for those seeking a semi-secluded living with the added bonus of a vibrant local community and excellent facilities just a short drive away. Experience the best of village living – book your viewing today and make this property "Home".







Directions

From Shrewsbury, take the A528 Ellesmere Road, turning left at Harmer Hill and continue to Burlton. Take the right turn onto the B4397 and follow to Loppington. Take a right turn into Scholars Lane where Hedgerow can be located on the left, indicated by the Samuel Wood for sale sign.

Services: We understand that the property has oil heating, mains electricity, mains water and mains drainage.

Broadband Speed: Basic 4 Mbps & 80 Superfast 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: D

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.







Floor Plan

Floor area 144.0 m² (1,550 sq.ft.)

TOTAL: 144.0 m² (1,550 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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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