



**MILLER
EVANS**

SHREWSBURY'S ESTATE AGENT

7 Farm Lane, All Stretton, Church Stretton, SY6 6HR

£349,000 Region

To view this property please call us on **01743 236 800** Ref: C7509/WM/lrd

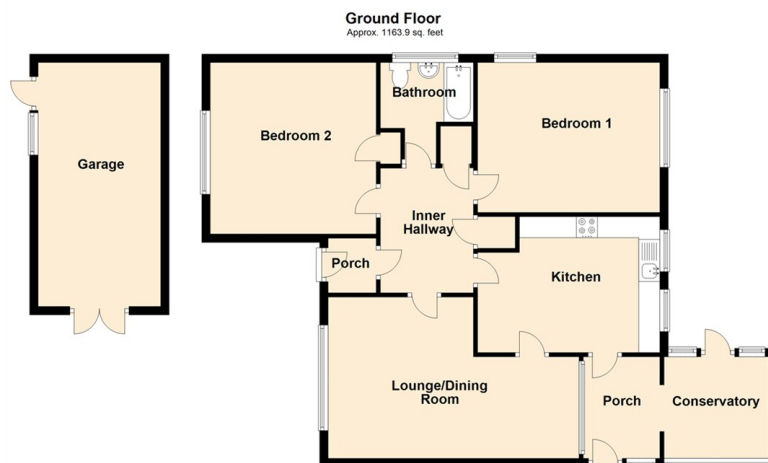
A spacious, well maintained 2 bedroom detached bungalow.

This well maintained detached 2 bedroom bungalow provides well proportioned accommodation throughout and benefits from gas fired central heating and PVCu sealed unit double glazing. Briefly comprises: entrance porch, conservatory, kitchen, lounge/dining room, bathroom, inner hallway, single garage, driveway with ample parking, and well maintained and enclosed rear garden, providing outstanding views.

The property occupies a pleasant and convenient position in this small and picturesque village with attractive views of the surrounding Stretton Hills, approximately 1 mile from Church Stretton town centre with superb amenities, including primary and secondary schools, a range of local shops, cafes and restaurants, rail service, doctors, dentist and within easy reach of nearby towns including Ludlow, Craven Arms, Bishops Castle and Shrewsbury.



FLOOR PLANS



Total area: approx. 1163.9 sq. feet
Illustration For Identification Purposes Only. Not To Scale.
Plan produced using PlanUp.

INSIDE THE PROPERTY

ENTRANCE PORCH

Access to:

CONSERVATORY

Doors leading to the rear garden with panoramic countryside views

Tiled floor

KITCHEN

10'7" x 14'2" (3.22m x 4.32m)

A range of wall and base units

Window to the rear

LOUNGE/DINING ROOM

12'6" x 19'6" (3.82m x 5.95m)

Window to the front

INNER HALLWAY

BEDROOM 1

11'8" x 14'2" (3.55m x 4.32m)

Window to the rear

BEDROOM 2

13'4" x 14'10" (4.06m x 4.51m)

Window to the front

BATHROOM

Window to the side

Panelled bath

Wash hand basin

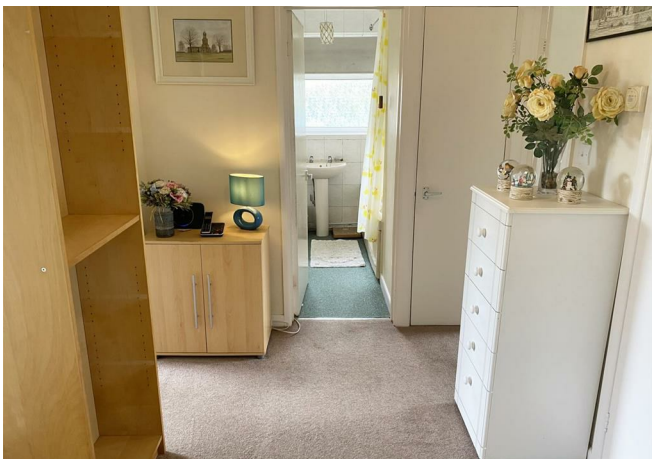
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OUTSIDE THE PROPERTY

GARAGE

To the front of the property, there is a spacious driveway, with ample parking and a single garage, and an area predominantly laid to lawn with shrubbery borders.

To the rear, there is a garden and patio, perfect for entertaining, a large area predominantly laid to lawn, a vegetable patch, enclosed on all sides, with surrounding countryside views.

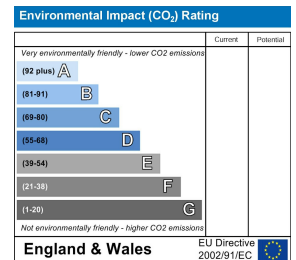
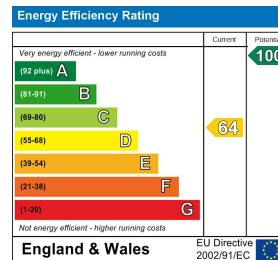


HOW TO FIND THIS PROPERTY

Proceed out of Church Stretton town centre, on the B5477 Shrewsbury Road. Continue along this road, and take a right into Starr Lane. Continue until it merges with Farm Lane where the property will be found on the right hand side.



HOW ENERGY EFFICIENT IS THIS PROPERTY?



SERVICES

We understand that mains water, electricity, drainage and natural gas are connected

TENURE

We are advised that this property is Freehold and this will be confirmed by the vendors' solicitors during pre-contract enquiries

Council Tax Band D

LOCAL AUTHORITIES

Shropshire Council
Shirehall, Abbey Foregate, Shrewsbury SY2 6ND
Tel: 0345 678 9000

Miller Evans is fully committed to implementing the GDPR 2018 and the Money Laundering Regulations 2017 and will at all times ensure that your personal data is held in strict

IMPORTANT NOTICE

Our particulars have been prepared with care and are checked where possible by the vendor. They are however, intended as a guide. Measurements, areas and distances are approximate. Appliances, plumbing, heating and electrical fittings are noted, but not tested. Legal matters including Rights of Way, Covenants, Easements, Wayleaves and Planning matters have not been verified and should take advice from your legal representatives and Surveyor.

DO YOU HAVE A PROPERTY TO SELL?

We will always be pleased to give you a no obligation market assessment of your existing property to help you with your decision to move.

FIND OUR PROPERTIES ON:



Residential Sales & Lettings
Eagle House, 4 Barker Street,
Shrewsbury SY1 1QJ
Tel: 01743 236800

South Shropshire Sales Office
4 The Square,
Church Stretton SY6 6DA
Tel: 01694 724700



www.millerevans.co.uk | homes@millerevans.co.uk

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Partners: David S. Miller (FNAEA) Proprietor • Stuart Langley (FNAEA)

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