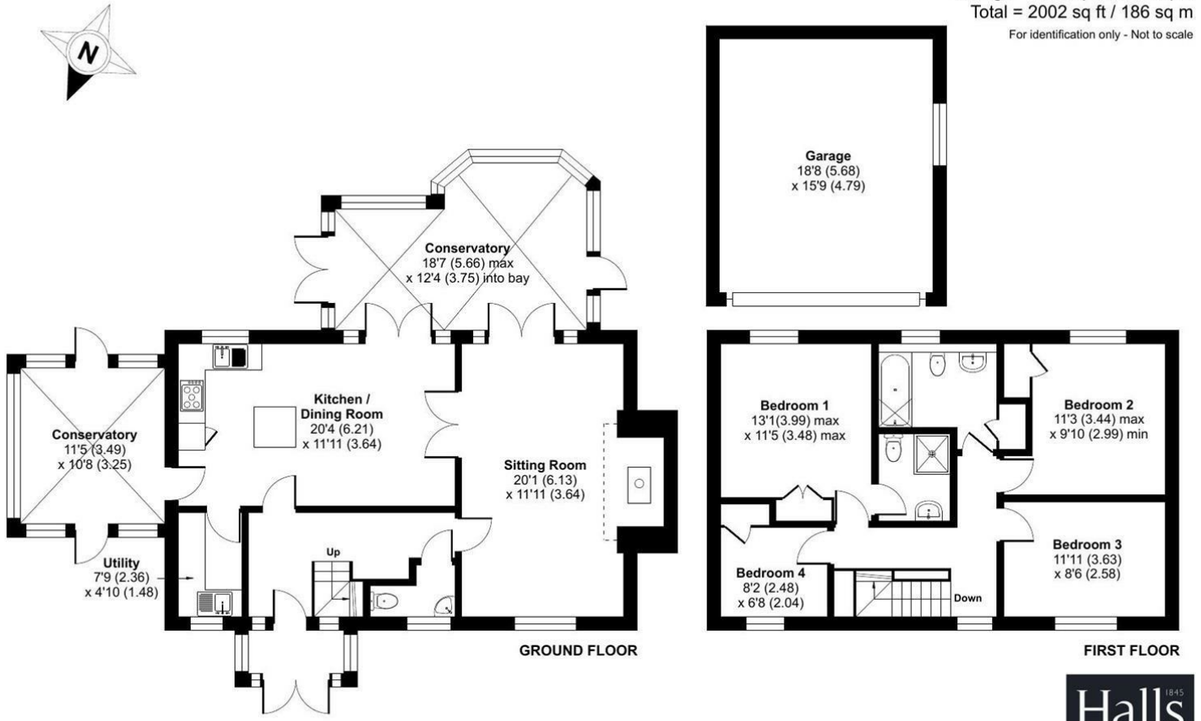
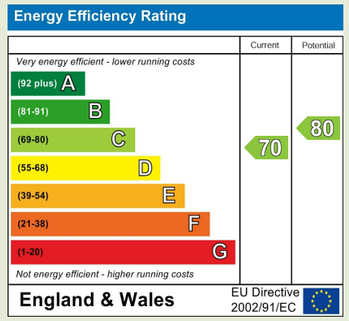
Approximate Area = 1709 sq ft / 158.8 sq m
Garage = 293 sq ft / 27.2 sq m
Total = 2002 sq ft / 186 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Halls. REF: 1515717





Property to sell? We would be delighted to provide you with a free no obligation market assessment of your existing property. Please contact your local Halls office to make an appointment.

Do you require a mortgage/financial advice? We are able to recommend an independent financial advisor, who is authorised and regulated by the FCA. Details can be provided upon request.

Do you require a surveyor? We can recommend an independent chartered surveyor. Details can be provided upon request.

Do you require a solicitor? We can recommend reputable local solicitors. Details can be provided upon request.

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The Property Ombudsman

WHITCHURCH SALES

St Marys Arcade 13 - 17 High Street | Whitchurch | Shropshire | SY13 1AX

01948 663230 whitchurch@hallsgb.com

www.hallsgb.com

IMPORTANT INFORMATION - 1. These particulars have been prepared in good faith to provide a fair overview of the property. Please request clarification of any matters important to your decision. **2.** No warranty is given regarding the property's structural condition or the working order of services, appliances, equipment or facilities, which have not been tested unless stated otherwise. Purchasers should arrange appropriate inspections and surveys. **3.** Photographs show selected areas only. Contents shown may not be included, and the property's appearance may have changed. No assumptions should be made about areas not photographed. **4.** All measurements, areas, aspects and distances are approximate and provided for guidance. Purchasers should verify any measurements critical to their requirements. **5.** Photographs, images, videos and other marketing materials may be digitally created or enhanced, including using artificial intelligence (AI). Such materials are illustrative and may not show the property exactly as it appears. Purchasers should verify details through inspection and enquiries. **6.** References to planning permissions or potential uses are provided in good faith. Purchasers should independently verify their accuracy and suitability with the relevant authorities before purchase. **7.** Descriptive opinions are given in good faith and should not be treated as guarantees. Purchasers should make appropriate enquiries to establish whether the property meets their requirements. **8.** Anti-Money Laundering (AML) checks are required by law. Halls Holdings Ltd charges £36 (including VAT) per purchaser for these checks. **9.** Halls Holdings Ltd may receive referral fees or commissions for introducing third-party services, including financial services, surveyors, solicitors and tradespeople. Such arrangements are disclosed in accordance with legal and regulatory requirements. Referral fees do not increase the cost of these services to you. For details, contact Halls Holdings LTD on 01743 450700.



RADNEY HOUSE KEEPERS COURT

FAULS GREEN | NR WHITCHURCH | SHROPSHIRE | SY13 2AS







A spacious and well-proportioned detached family home, enjoying a delightful rural setting at the end of a shared private drive, with open countryside adjoining the property. The house provides excellent family accommodation with four double bedrooms, two conservatories, generous reception space, a double garage and attractive gardens.

Offers in the region of £380,000



3 4 2 C

- **Spacious Detached Family**
- **Located In the Village of Fauls Green**
- **The Property has Two Conservatorirs**
- **Large Drive and Detached Double Garage**
- **Large Gardens backing onto Fileds**
- **Inglenook Fireplace in the Living Room**

Location

Fauls Green is a small and peaceful rural hamlet situated within the parish of Fauls, surrounded by attractive open countryside and farmland. The area is characterised by a mixture of individual homes, traditional properties and converted buildings, creating a particularly attractive rural environment. The hamlet also benefits from Fauls Holy Immanuel Church, situated on Fauls Green Road, together with a community hall.

Despite its rural setting, Fauls Green is conveniently placed for access to the surrounding towns. Whitchurch is within easy reach and provides an excellent range of everyday amenities, including independent shops, supermarkets, cafés, restaurants, public houses, schools and leisure facilities, together with a railway station providing services towards Chester and Shrewsbury. Whitchurch also hosts a regular market in the town's Market Hall.

The market town of Market Drayton is also readily accessible and offers a wide range of shops, schools, leisure facilities, pubs and restaurants, whilst Shrewsbury, with its extensive shopping, cultural and recreational facilities, is within convenient travelling distance.

The surrounding area provides excellent opportunities for walking, cycling and enjoying the Shropshire countryside, whilst the road network gives good access to the wider region. This combination of peaceful rural living and convenient access to Whitchurch, Market Drayton and Shrewsbury makes Radney House an excellent choice for those looking for a spacious family home in an attractive countryside setting.

Brief Description

Halls are delighted to be instructed to sell Radney House by private treaty.



Radney House is an appealing detached family home occupying a peaceful position within the rural hamlet of Fauls Green. The property forms part of a small development of just four properties, approached via a shared private driveway, creating a particularly quiet and secluded setting whilst remaining conveniently positioned for the surrounding market towns. The property will require a programme of cosmetic modernisation.

The spacious accommodation is approached through an entrance hall leading into a reception hall, with access to the principal rooms and stairs rising to the first floor. There is a useful cloakroom with W.C. and a generous living room featuring an attractive Inglenook fireplace with a cast iron stove, creating a charming focal point to the room.

From the living room, glazed doors lead into a superb P-shaped conservatory, which provides an excellent additional reception space and enjoys lovely views over the gardens and adjoining fields. The conservatory is particularly well suited to relaxing and entertaining whilst making the most of the property's rural surroundings.

The property also benefits from a large open-plan kitchen and dining room, fitted with a wide range of kitchen units and providing ample space for family dining. A door leads through to the useful utility room, whilst the kitchen also gives access to a second conservatory or breakfast room situated to the side of the property. This versatile additional space provides an excellent informal dining or sitting area and further enhances the flexibility of the accommodation.

To the first floor is a spacious landing giving access to four well-proportioned double bedrooms and two bathrooms. The bedroom accommodation provides plenty of space for a growing family, guests or those requiring dedicated home working space.



Outside & Gardens

The property is approached over a shared private drive which serves just four properties before leading to Radney House. There is a large block-paved driveway providing parking for numerous vehicles, together with a detached double garage offering useful additional storage and parking.

The rear gardens are accessed down the side of the house and provide a pleasant and private outdoor space, being principally laid to lawn with established borders and a good-sized decked area adjoining the house. The gardens enjoy views towards the surrounding countryside and provide plenty of space for outdoor dining, entertaining and family recreation.

Directions

From the A41 at Higher Heath, take the turning onto the B5065 signposted Hodnet and Wem. Continue along the B5065 for approximately 0.8 miles before turning left onto the country lane signposted Darliston and Fauls Green. Continue along this lane for approximately 0.7 miles, where Keepers Court will be found on the right-hand side, shortly before the church and village hall. Continue into Keepers Court, where Radney House is situated at the end of the private drive.

What 3 Words

///jazz.confident.scouting

ANTI-MONEY LAUNDERING (AML) CHECKS

We are legally obligated to undertake anti-money laundering checks on all property purchasers. Whilst we are responsible for ensuring that these checks, and any ongoing monitoring, are conducted properly; the initial checks will be handled on our behalf by a specialist company, Movebutler, who will reach out to you once your offer has been accepted. The charge for these checks is £36 (including VAT) per purchaser, which covers the necessary data collection and any manual checks or monitoring that may be required. This cost must be paid in advance, directly to Movebutler, before a memorandum of sale can be issued, and is non-refundable. We thank you for your cooperation.

Local Authority - Shropshire

Shropshire Council, Shirehall, Abbey Foregate, Shrewsbury, SY2 6ND



Council Tax - Shropshire

The current Council Tax Band is 'E' on the Shropshire Council Register.

Viewing Arrangements

Strictly through the Agents: Halls, 8 Watergate Street, Whitchurch, SY13 1DW
WH1856 010926

Services

We believe that mains water, electricity and drainage are available to the property. The heating is via an oil fired boiler to radiators.

Tenure - Freehold

We understand that the property is Freehold although purchasers must make their own enquiries via their solicitor.