

OAKMERE | OFF MILL LANE

HORSEMANS GREEN | WHITCHURCH | WREXHAM | SY13 3DY







Occupying a generous plot in the peaceful and highly sought-after village of Horsemans Green, this impressive detached family home offers spacious, beautifully presented accommodation, complemented by mature landscaped wrap-around gardens and an excellent range of reception space, making it ideal for modern family living. There is also a large drive and detached double garage.

Fixed Asking Price £465,000



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- **Spacious Detached Family Home**
- **Located in the Village of Horsemans Green**
- **Landscaped Wrap Around Gardens**
- **Excellent Access to the A525**
- **Ample Car Parking and Double Garage**
- **Beautifully Presented Inside & Outside.**

Location

The property is located in the village of Horsemans Green where there is a local village hall and thriving community. Horsemans Green is located about 1/2 mile off the A525 and is close to the popular village of Hanmer. Hanmer has useful local amenities which include a village shop, Parish Church and Public House/Restaurant and is within easy motoring distance of the nearby North Shropshire towns. Whitchurch is 6 miles from the property and is Shropshire's most historic market town, being well-connected to both Shropshire and Cheshire, as well as being a short walk away from the town centre where you will find an array of independent shops, eateries, and amenities. There is a railway station which is on the Manchester to Cardiff line and goes through Crewe & Shrewsbury. A short distance from the property are several scenic walks leading through fields, quiet lanes, and farmland, offering the opportunity to enjoy the peaceful countryside and abundant local wildlife.

The Market Town of Whitchurch in Shropshire, the UK's county named in 'ABTA'S Top 10 Destinations to Watch 2024'. Bordering South Cheshire and Wales, with countryside on your doorstep and the bustle of town-life just a short walk away. Whitchurch benefits from the feel of a small town, including the traditional market held every Friday, local butchers, bakeries, pharmacies, a Family Medical Practice, multiple dentists, an optician, hairdressers, a library, a hospital, as well as some of the major supermarkets. Also nearby is Wrexham which is a vibrant market city offering an excellent range of shopping, leisure and dining facilities, together with well-regarded schools and transport links. Surrounded by countryside, it provides a balance of modern amenities and rural charm, making it an ideal base for those seeking country living with convenient access to everyday services.



Brief Description

Halls are delighted to be instructed to sell Oakmere by private treaty.

Internally, the property is finished to an excellent standard throughout, with quality light oak internal doors adding warmth and character. A welcoming reception hall provides an impressive first impression and leads to the well-proportioned living room, complete with an attractive feature fireplace incorporating a log-burning stove. There is a formal dining room, a delightful conservatory enjoying views over the gardens, and a versatile study/family room, offering excellent flexibility for those working from home or requiring additional living space.

The heart of the home is the stunning recently fitted kitchen, thoughtfully designed with granite work surfaces, an extensive range of contemporary cupboards and integrated appliances including a larder fridge, double oven, induction hob and an inset sink with an instant boiling water tap. Adjoining the kitchen is a practical utility room with laundry facilities, a stable door opening onto the side garden, and a useful cloakroom fitted with a W.C. and wash hand basin.

To the first floor, a spacious landing leads to the generous principal bedroom, which benefits from fitted wardrobes and a stylish en-suite shower room. There are three further double bedrooms, all well proportioned, together with a spacious family wet room.

The property also benefits from LPG-fired central heating and double-glazed windows throughout. Combining generous accommodation, excellent presentation and a superb village location, this is a wonderful family home offering both comfort and practicality in an attractive rural setting.

Outside & Gardens

Approached via a substantial block-paved driveway providing ample parking, the property also benefits from a detached double garage. The delightful rear gardens are a particular feature, with a large paved entertaining terrace overlooking the beautifully maintained lawns and an attractive wildlife area, creating a tranquil setting to relax and enjoy the surrounding countryside.

The lane is owned by one of the cottages but Oakmere and the neighbouring properties have full rights of access. Maintenance costs for the up keep of the drive are shared.





Directions

From Whitchurch drive out on the A525 for just under 5 miles and turn left for Horsemans Green. Follow the lane and at the next junction turn left and follow the road for about 600 metres and turn left into Mill Lane and after 50 metres turn right into the private lane and Oakmere is located towards the bottom on the right.

What 3 Words

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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.

Council Tax - Wrexham

The property is in Council Tax Band F on the Wrexham Council Tax Register.

Viewing Arrangements

Strictly through the Agents: Halls, St Marys Arcade 13 - 17 High Street, Whitchurch, SY13 1AZ.
WH18 210926

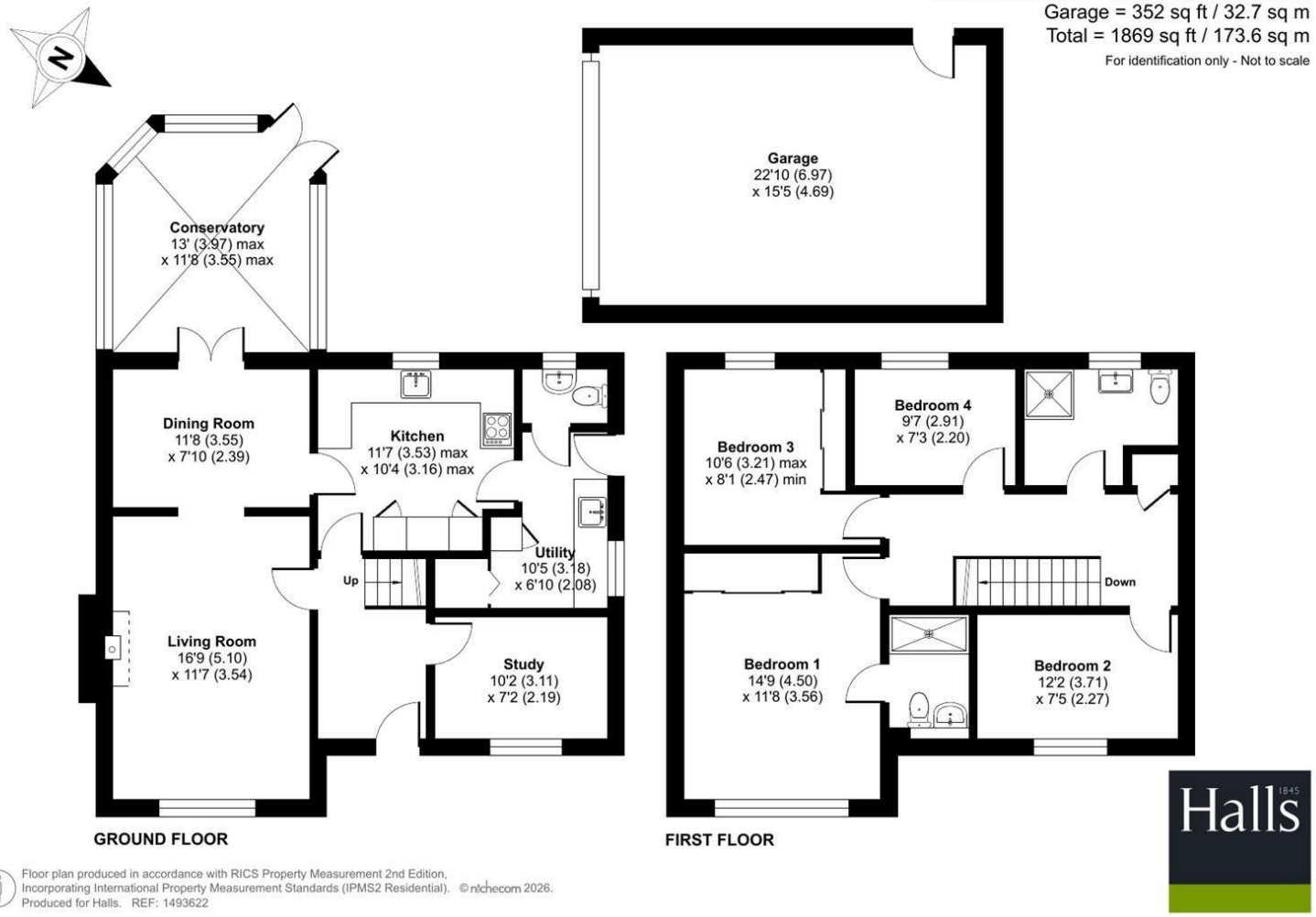
Services

We believe that mains water and electricity are available to the property. The heating is via an LPG fired boiler to radiators. Drainage is to a shared sewage treatment plant and there is a monthly cost of £60 for maintenance and service.

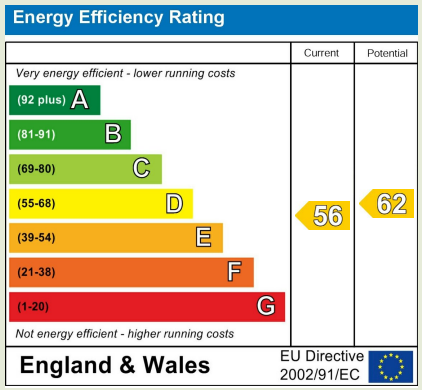
Tenure - Freehold

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

Approximate Area = 1517 sq ft / 140.9 sq m
Garage = 352 sq ft / 32.7 sq m
Total = 1869 sq ft / 173.6 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: 1493622



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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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