

HARWOOD

THE ESTATE AGENT

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15 Gregson Walk, Dawley TF4 2GA



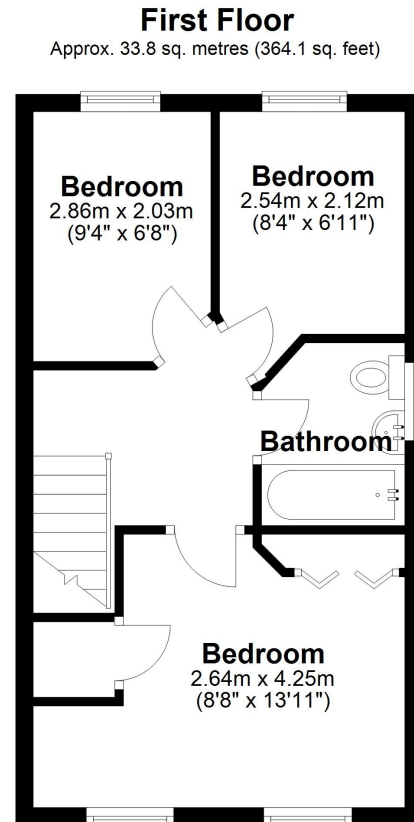
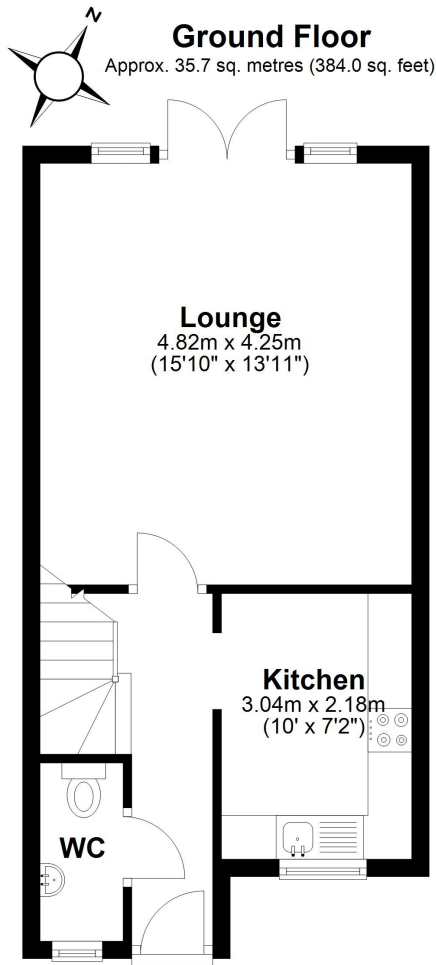
£180,000 region

This well-designed and well presented home offers a practical layout across two floors, making it an appealing choice for first-time buyers, downsizers or anyone seeking a manageable and comfortable living space. The ground floor centres around a bright lounge positioned at the rear of the property, providing a welcoming area for everyday relaxation, with double doors opening out to the rear garden. To the front of the property, the kitchen offers a functional and well-organised space for cooking, with a convenient WC completing the downstairs accommodation. Upstairs, the first floor features three bedrooms arranged around a central landing, offering flexibility for sleeping space, home working or guest use. The main bedroom benefits from built in wardrobe space, and a modern bathroom serves the bedrooms and adds to the home's overall convenience. The layout is straightforward and easy to live with, making the most of the available space while maintaining a natural flow between rooms. There are two car parking spaces in the car park located to the rear of the property. Dawley and Lawley provide an excellent selection of supermarkets, medical facilities, dentists and everyday conveniences, and with Telford Town Centre and the M54 just ten minutes from the door, the location is ideal for commuters and families alike.

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | 71 C | 76 C |
| 55-68 | D | | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |







Total area: approx. 69.5 sq. metres (748.0 sq. feet)

Tenure Freehold **Council tax** Band A

Fixtures & Fittings Where specifically mentioned in these sales particulars are included in the sale price.

N.B Please note, that none of the services, heating systems or any appliances at this property have been tested, therefore no warranty can be given or implied as to their working order. These particulars do not constitute or form a part of any contract. Whilst Harwood Estate Agents and their employees take every care in the preparation of these particulars they hereby state both on behalf of themselves and the vendor that no intending purchaser should rely on any of the statements of representation of fact and the intending purchaser should make his/her own inspection and enquiries in order to satisfy himself/herself of their authenticity and no responsibility is accepted for any error or omission herein.

Details prepared : 20th April 2026