



SAMUEL WOOD

Springfield Millbrook Way, Orleton, Ludlow, Shropshire, SY8 4HW

Offers Based On £399,950



Springfield Millbrook Way

Orleton, Ludlow, Shropshire, SY8 4HW



- Village Location
- 2 Reception Rooms
- South Facing Garden
- 4 Bedrooms
- Bathroom & Shower Room
- No Onward Chain

Nestled in the heart of Orleton, Springfield is in a well-serviced village known for its active community. You can enjoy convenient access to essential amenities, including a shop with a post office, two pubs, a doctor's surgery and a primary school.

The bungalow features a welcoming reception hall that leads to a spacious living room, a well-appointed kitchen breakfast room, and a utility area. The dining room and conservatory provide ample space for entertaining and relaxation. With four comfortable bedrooms, a bathroom, and a separate shower room.

Outside, the property boasts a garage and driveway parking, along with well maintained front and rear gardens, offering a peaceful outdoor setting. This property combines convenience and comfort, making it an ideal choice for anyone looking to enjoy village life. No onward chain.



Front door opens into

Large Reception Hallway

having wall mounted radiator and door into cloaks cupboard with hanging rail and shelf fitted and door into airing cupboard housing the hot water cylinder and fitted shelving

Shower Room

having wc, pedestal wash hand basin and shower with wall mounted radiator and window to side elevation

Sitting Room 18'4" x 18'0" (5.60m x 5.50m)

having feature fireplace with flagstone hearth and wood burner fitted, wall mounted radiator and window to frontage

Kitchen 17'9" x 10'3" (5.43m x 3.14m)

having a range of matching units to include base cupboards, wall cupboards and drawers, heat resistant work surfaces and tiled splash backs, planned space for a cooker, fridge and dishwasher, extractor positioned above, wall mounted radiator and windows to side and rear elevation



Utility Room 8'6" x 6'0" (2.60m x 1.85m)

having a single bowl sink and drainer unit, planned space for washing machine and tumble dryer, wall mounted radiator and door into the rear garden

Dining Room 14'2" x 7'4" (4.33m x 2.26m)

having wall mounted radiator, fitted bench seating and sliding doors into

Conservatory 8'7" x 7'10" (2.63m x 2.40m)

having windows to both side and rear elevations and door opening to the rear garden

Bedroom 1 13'9" x 13'6" (4.20 x 4.12)

having wall mounted radiator and window to frontage

Bathroom

having wc, pedestal wash hand basin and bath with shower over, wall mounted radiator and window to rear elevation

Bedroom 2 12'5" x 12'5" (3.80 x 3.80)

currently used as an office, having wall mounted radiator and window to side elevation

Bedroom 3/ Study 9'10" x 8'7" (3.00 x 2.63)

having wall mounted radiator and window to rear elevation

Bedroom 4 10'4" x 9'4" (3.17 x 2.85)

having fitted wardrobe with hanging rail and shelving, wall mounted radiator and window to rear elevation

Outside

The property is approached by a tarmac driveway providing parking for around 4 vehicles. The front garden is laid to lawn with a range of raised beds and mature shrubs and plants. Gated side access then leads to the rear garden, directly off the rear of the property is a good sized patio and the rest of the rear garden has been laid to lawn and backs on to open fields.

Services

Mains electricity, mains water, mains drainage, oil fired heating. Flood risk: low. Broadband speeds: Basic 6 Mbps, Superfast 80Mbps, Ultrafast 300 Mbps

Work has recently concluded to sort out a damp issue and a 20 year guarantee sits with the work.

Local Authority

Herefordshire Council

Council Tax Band - E





Viewings

Contact the Ludlow Office on Tel: 01584 875207 or Craven Arms Office 01588 672728

Or you can email us at ludlow@samuelwood.co.uk or visit our web site at www.samuelwood.co.uk

For out of office enquiries please phone Andrew Cadwallader on 07974 015764

Referrals

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Directions

What3words [///cuddling.conjured.suitcase](https://www.what3words.com/#!/cuddling.conjured.suitcase)







Floor Plans



Floor Plan

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CONTEMPORARY AGENCY • TRADITIONAL VALUES

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