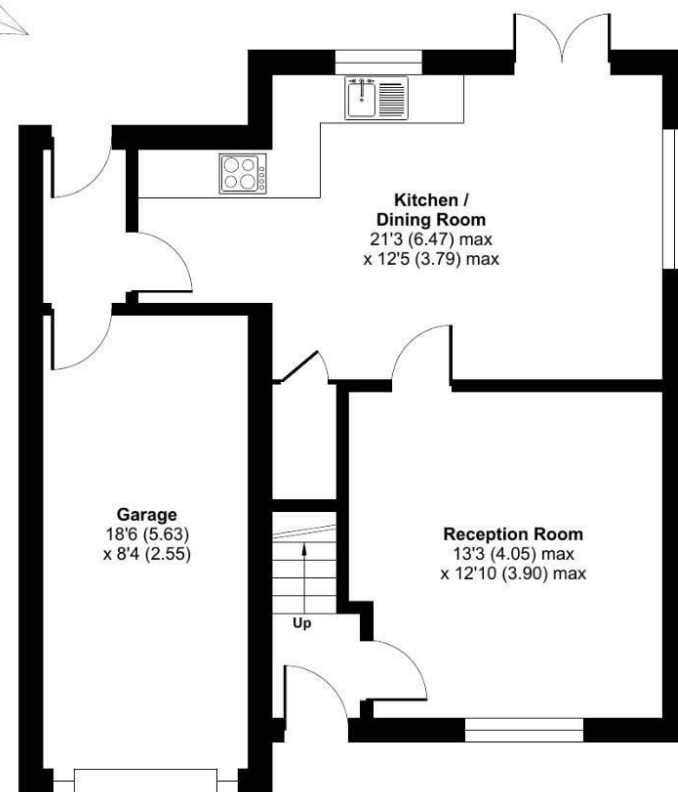
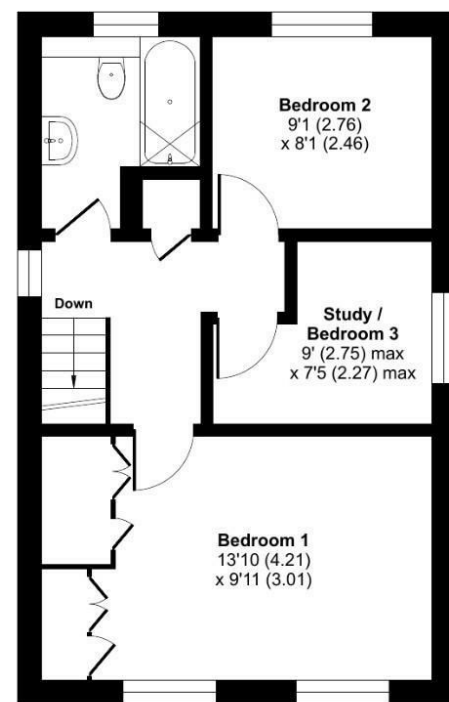


FOR SALE

4 Chestnut Drive, Middletown, Welshpool, SY21 8EY



GROUND FLOOR



FIRST FLOOR

Approximate Area = 893 sq ft / 83 sq m
Garage = 154 sq ft / 14.3 sq m
Total = 1047 sq ft / 97.3 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). © nrichcom 2026. Produced for Halls. REF: 1404334



FOR SALE

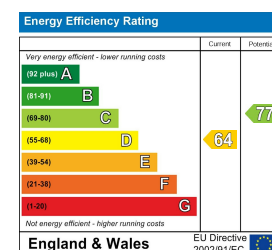
Offers in the region of £250,000

4 Chestnut Drive, Middletown, Welshpool, SY21 8EY

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. **Mortgage/financial advice.** We are able to recommend a completely independent financial advisor,

who is authorised and regulated by the FCA. Details can be provided upon request. **Do you require a surveyor?** We are able to recommend a completely independent chartered surveyor. Details can be provided upon request.

Energy Performance Rating



England & Wales EU Directive 2002/91/EC



01938 555552

Welshpool Sales

14 Broad Street, Welshpool, Powys, SY21 7SD
E: welshpool@halls.gb.com



IMPORTANT NOTICE. Halls Holdings Ltd and any joint agents for themselves, and for the Vendor of the property whose Agents they are, give notice that: (i) These particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract (ii) No person in the employment of or any agent of or consultant to Halls Holdings has any authority to make or give any representation or warranty whatsoever in relation to this property (iii) Measurements, areas and distances are approximate. Floor plans and photographs are for guidance purposes only (photographs are taken with a wide angled / zoom lenses) and dimensions shapes and precise locations may differ (iv) It must not be assumed that the property has all the required planning or building regulation consents. Halls Holdings, Bowmen Way, Shrewsbury, Shropshire SY4 3DR. Registered in England 06597073.

Situated between Shrewsbury and Welshpool, this generously proportioned three bedroom link detached family home has undergone a comprehensive scheme of refurbishment by the current owners and sits in a generous landscaped corner plot. The accommodation comprises entrance hall, lounge, large refitted kitchen/diner, rear porch with door into garage, landing, three bedrooms and refitted bathroom. The property benefits from double glazing, garage with electric roller door, oak internal doors, off road parking, external power sockets and lighting and Cat 6 internet cabling throughout.



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Residential / Fine Art / Rural Professional / Auctions / Commercial



1 Reception Room/s



3 Bedroom/s



1 Bath/Shower Room/s



- **Generously proportioned three-bedroom link-detached family home**
- **Conveniently located between Shrewsbury and Welshpool**
- **Comprehensively refurbished by current owners**
- **Set on a generous and landscaped corner plot**
- **Large refitted kitchen/diner**
- **Garage with off road parking**

UPVC frosted double glazed entrance door leading into

Entrance Hall

Stairs off, wood laminate floor covering, radiator, smoke alarm.

Lounge

Double glazed bay window to front elevation, radiator, wood laminate floor covering, thermostat heating controls.

Kitchen/ Dining Room

Refitted with a modern range of high gloss wall and base units with laminate work surfaces, stainless steel sink drainer unit with mixer tap, tiled splashbacks, electric hob and oven, stainless steel extractor canopy, plumbing and space for washing machine, Worcester oil fired boiler, two radiators, space for fridge freezer, smoke alarm, double glazed windows to side and rear elevations, double glazed French doors lead out to rear paved entertaining area, tiled floor, shelved under stairs storage cupboard, integrated dishwasher.

Rear Hallway

Panel glazed door to rear, tiled floor, door to garage.

Landing

Smoke alarm, loft access, airing cupboard.

Bedroom One

Two double glazed windows to front elevation with lovely rural views, radiator, Hammonds built in wardrobes, recess spotlights.

Bedroom Two

Double glazed window to rear elevation, radiator.

Bedroom Three/ Office

Built in storage cupboards with wood effect laminate work surface, built in desk, radiator, double glazed window to side elevation, recess spotlights.

Bathroom

Refitted with a white suite comprising of a bath with mixer tap, shower attachment and screen, wash hand basin set on vanity unit with drawers under, low level W.C., heated chrome towel rail, mirror with centre light, composite tiled effect flooring, frosted double glazed window to rear elevation, recess spotlights, extractor fan.

Externally

To the front, the property has Tarmacadam off road parking, garage with remote controlled electrically operated roller door, entrance canopy, courtesy light, lawned area and pedestrian access gate to side. To the rear, the property is in a generous corner plot with a paved entertaining area, oil tank, power point, steps up to raised wraparound paved and decked seating area, external lighting, outside tap and lawned area.

Services

Mains electricity, water, drainage and oil central heating are connected at the property. None of these services have been tested by Halls.

Local Authority/Tax Band

Powys County Council, Ty Maldwyn, Brook Street, Welshpool, SY21 7PH. Telephone: 01938 553001
The property is in band 'E'

Directions

Postcode for the property is SY21 8EY

What3Words Reference is suitable.shutting.polygraph

Viewings

Strictly by appointment only with the selling agents: Halls, 14 Broad Street, Welshpool, Powys, SY21 7SD.

Anti Money Laundering 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 £30 (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.

Websites

Please note all of our properties can be viewed on the following websites:
www.hallsgb.com
www.rightmove.co.uk
www.onthemarket.com