



THE YEWS

STAPLETON | DORRINGTON | SHREWSBURY | SY5 7EH





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Shrewsbury 7 miles | Telford 19.8 miles
(all mileages are approximate)

A SUPERB THREE BEDROOM BUNGALOW THAT HAS BEEN UPDATED,
LOCATED IN A PRIVATE AND IDYLIC SETTING WITH LOVELY VIEWS TO
THE REAR.

Recently updated with new kitchen and bathroom
Impressive reception/dining hall
Spacious sitting room with lovely views of the garden and countryside beyond
Lovely gardens
Private driveway leading to garaging



Shrewsbury Office

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Viewing is strictly by appointment with the selling agents

DIRECTIONS

What3Words - ///elections.shine.pavilions

From Shrewsbury proceed south along the A49 through Bayston Hill, continue on past the turning for Condoover, then proceed up the bank and down the other side. Take the next right turning signposted Stapleton and follow this lane all the way through to the village and at the 'T' junction turn right. Continue for a short distance and the shared driveway to the bungalow will be found on the left hand side, clearly identified by a Halls 'For Sale' board.

SITUATION

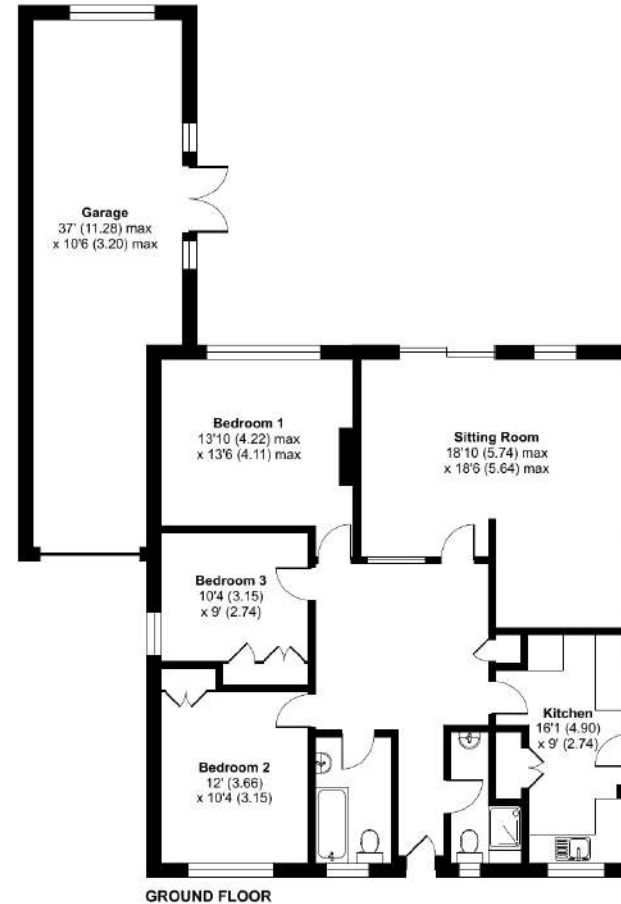
The property is situated in the popular village of Stapleton, which lies south of Shrewsbury. The village itself offers access for walkers along numerous winding country lanes whilst commuters have access to the county town of Shrewsbury with road links via the A5 through to the M54 motorway and onto Telford. Alternatively south is the delightful town of Church Stretton with Ludlow further on.

PROPERTY

A superb opportunity to acquire this well-presented and spacious three-bedroom detached bungalow, enjoying a private and idyllic setting with delightful views to the rear. Having already undergone a programme of improvements, the property offers comfortable, ready-to-move-into accommodation while still providing excellent scope for further enhancement to suit individual tastes.

Occupying an enviable position on the edge of a highly sought-after village on the southern side of Shrewsbury, the property benefits from a peaceful setting while remaining conveniently placed for access to the town centre, Church Stretton, and the wider road network including the A5 and M54-ideal for commuters.

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © n/checom 2026. Produced for Halls. REF: 1410566



Approximate Area = 1148 sq ft / 106.7 sq m
Garage = 353 sq ft / 32.7 sq m
Total = 1501 sq ft / 139.4 sq m
For identification only - Not to scale

The accommodation is thoughtfully arranged and generously proportioned, briefly comprising a welcoming reception/dining hall at its heart, an impressive L-shaped sitting room filled with natural light and featuring sliding patio doors opening onto the rear garden, and a recently refitted kitchen with a range of modern units and space for appliances.

There are three well-sized double bedrooms, complemented by a contemporary bathroom and an additional shower room/WC.

The property further benefits from double glazing, driveway parking for multiple vehicles, and a garage offering potential for conversion (subject to the necessary consents).





OUTSIDE

Externally, the bungalow is set well back from the road and screened by mature hedging and established trees, creating a high degree of privacy. The generous rear garden is a particular highlight-mainly laid to lawn and enjoying a lovely open aspect over the surrounding countryside-perfect for relaxing or entertaining.

An early viewing is highly recommended to fully appreciate the setting, space, and future potential this appealing home has to offer.

GENERAL REMARKS

METHOD OF SALE

The property is offered for sale by private treaty.

TENURE & POSSESSION

We understand that the property is of freehold tenure and vacant possession will be given on completion of the purchase.

SERVICES

Mains water, electricity, gas and drainage are understood to be connected. None of these services have been tested.

LOCAL AUTHORITY

Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury, Shropshire.

Tel: 0345 678 9000.

COUNCIL TAX

Council Tax Band – C



RIGHT OF WAY & EASEMENTS

The property will be sold subject to any wayleaves, public or private rights of way, easements and covenants and all outgoing whether mentioned in these sale particulars.

BOUNDARIES, ROADS & FENCES

The Purchaser/s shall be deemed to have full knowledge of the boundaries and neither the Vendor, nor the Agents will be responsible for defining ownership of the boundary fences.

IMPORTANT NOTICE

1. These sale particulars have been prepared in all good faith to give a fair overall view of the property. If any points are particularly relevant to your interest in the property, please ask for further information.
2. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.
3. The photograph(s) depict only certain parts of the property. It should not be assumed that any contents/furniture etc. photographed are included in the sale. It should not be assumed that the property remains as displayed in the photograph(s). No assumptions should be made with regard to parts of the property that have not been photographed.
4. Any areas, measurements, aspects or distances referred to are given as a GUIDE ONLY and are NOT precise. If such details fundamental to a purchase, purchasers must rely on their own enquiries.
5. Where any references are made to planning permission or potential uses such as information is given by HALLS in good faith. Purchasers should make their own enquiries into such matters prior to the purchase.
6. Description of the property are subject and are used in good faith as an opinion and NOT as a statement of fact. Please make further enquiries to ensure that our description is likely to match any expectations you may have.
7. We are legally obligated to undertake anti-money laundering checks on all property purchasers. The charge for these checks is £30 (including VAT) per purchaser.



