

KEMPAL WARRANT ROAD

STOKE HEATH | MARKET DRAYTON | SHROPSHIRE | TF9 2JR



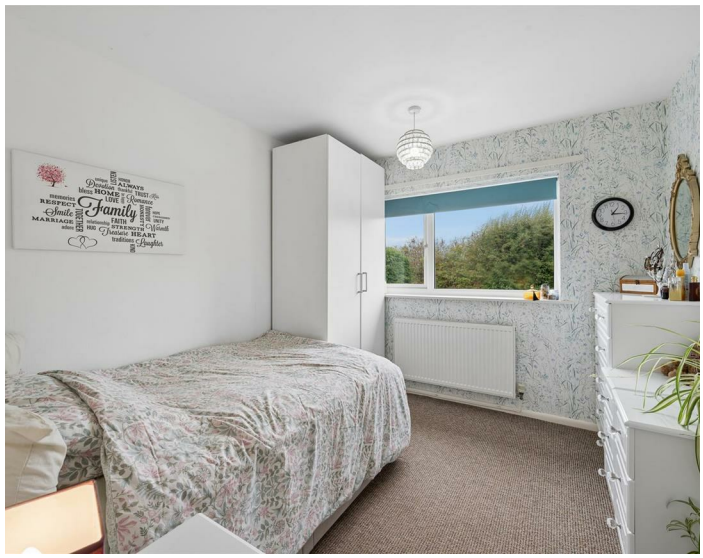




A well-presented three-bedroom bungalow set in an idyllic rural location, with over three acres of grounds including separate paddocks, stables, tack room and a surfaced menage. Stylish kitchen, two conservatories, log-burner, garage and ample parking.

Offers in the region of £550,000





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- **Three Bedroom Detached Bungalow**
- **Set Within Over Three Acres of Grounds**
- **Paddock, Menage and Stables**
- **Garage with Ample Parking**
- **Idyllic Rural and Private Location**
- **Well-Presented Throughout**

DESCRIPTION

Set in an idyllic rural location, this well-presented three-bedroom bungalow offers a wonderful opportunity for those seeking a quieter way of life, with over three acres of grounds providing an excellent setting for equestrian pursuits, outdoor enjoyment and a little room to breathe.

The accommodation is equally appealing, with a welcoming sitting room featuring a log-burner, creating a cosy focal point for relaxing whatever the season. The stylish kitchen is complemented by two adjoining conservatories, one currently utilised as a living/dining area and the other as a utility and boot room, providing plenty of flexibility for everyday family life and entertaining.

There are three double bedrooms, a three-piece shower room and a further W.C., together with ample storage options throughout. The property is well-presented and offers a comfortable home that is ready to enjoy.

Outside, the grounds are where this property really comes into its own. The large garden leads to separate paddocks, divided into individual grazing areas, while the range of stables and tack room benefit from connected electricity and water. A large hardstanding area in front of the stables provides additional practical space, while the surfaced menage completes an excellent equestrian setup, making this an attractive proposition for those looking to keep horses at home. There is also a garage and large driveway, providing ample parking and further storage.

Combining a comfortable bungalow with extensive grounds and dedicated equestrian facilities, this is a rare opportunity to enjoy a rural lifestyle with the space and freedom that comes with owning over three acres of your own land.

LOCATION

Stoke Heath is a small rural settlement in North Shropshire, surrounded by open countryside and a network of footpaths and bridleways — a particularly appealing setting for an equestrian property. The village forms part of the wider Stoke upon Tern community cluster, with Market Drayton around five miles away providing a broader range of everyday amenities, shops, cafés and restaurants.

ROOMS

GROUND FLOOR

ENTRANCE HALL

W.C.

SITTING ROOM

KITCHEN





CONSERVATORY ONE

CONSERVATORY TWO

BEDROOM ONE

BEDROOM TWO

BEDROOM THREE

SHOWER ROOM

EXTERNAL

GARAGE

STABLES AND TACK ROOM

MENAGE

LOCAL AUTHORITY

Shropshire Council.

COUNCIL TAX BAND

Council Tax Band: D

POSSESSION AND TENURE

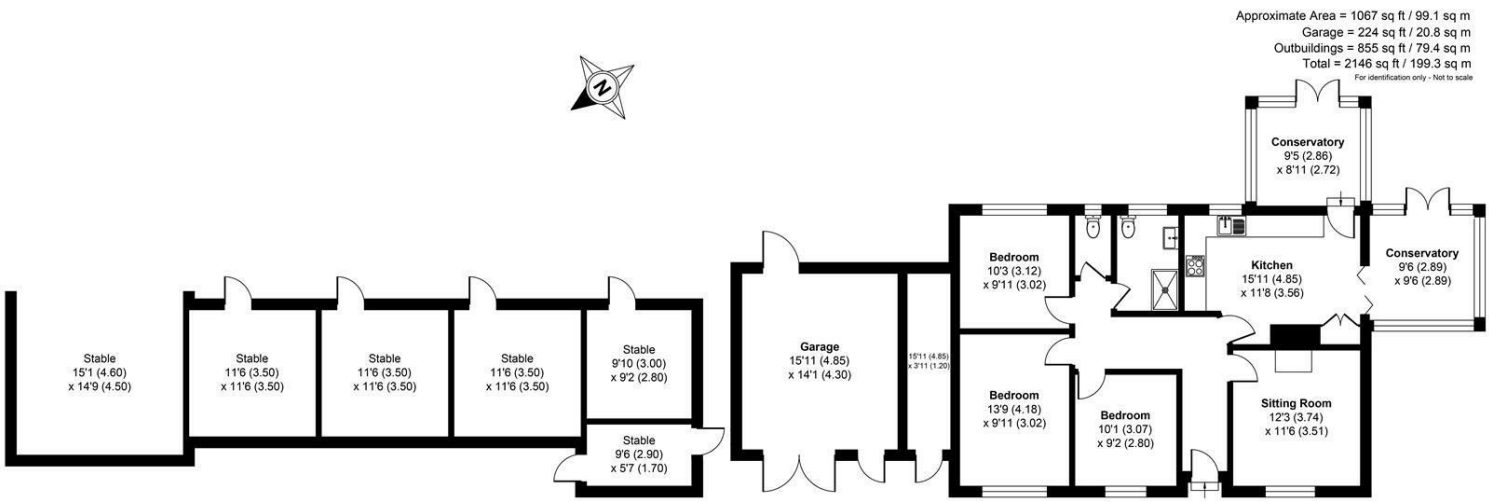
Freehold with vacant possession on completion.

VIEWING ARRANGEMENTS

Strictly by appointment with the selling agent.

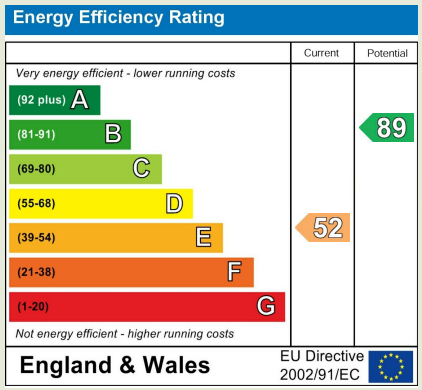
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Outbuilding

Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Incorporating International Property Measurement Standards (IPMS2 Residential) Produced by Lens-Media for Halls.



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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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