



Helping *you* move



The Old Grammar School, Market Drayton, TF9 1JR

An Impressive Grade II Listed Five Bedroom Period Property in the heart of Market Drayton, set over Four Floors with Three Reception Rooms, modern Kitchen and Principal Bedroom with En Suite.

Offers In Region Of
£435,000

Overview

- A Beautiful Grade II Listed Four Storey Semi-Detached House
- Full of Character and History in the heart of Market Drayton
- Living Room, Sitting Room & Study all with feature fireplaces
- Ground Floor Kitchen, Utility & large Dining Room
- First Floor Four Double Bedrooms, Bathroom
- Second Floor Principal Bedroom with En Suite
- Landscaped, Tiered Gardens with Indian Stone Patio



Brief Description

Originally serving as the town's grammar school, this iconic building is intrinsically linked to the area's heritage, and is brimming with history, character and charm with the Reception Hall leading to the wonderfully generous Lounge with double doors leading through to an elegant Sitting Room, and a separate Study. Stairs lead down to the ground floor, where there's a formal Dining Room, a charming Breakfast Kitchen with direct access to the Garden, a large Utility Room and Cloakroom.

Returning to the Reception Hall, and stairs lead up to the second floor where you'll find four well-proportioned Double Bedrooms and a substantial family Bathroom and to the top floor is the Principal Bedroom with Dressing Area and En Suite.

Externally, the property fronts the courtyard of St Mary's Church, giving this property a unique outlook in the heart of Market Drayton's conservation area. To the tiered Garden is an Indian stone patio, timber decking and a lawned garden.

Location

The property is in the heart of Market Drayton - a busy market town with a weekly street market every Wednesday whose charter dates back to 1245.

The town has the Grove School with Sixth Form, Indoor Swimming Pool, Doctors' Clinic, Dentists and a range of Cafes, Shops, Supermarkets and Sports Clubs, and access to the Shropshire Union Canal.



Useful Information

TO VIEW THIS PROPERTY: Please contact our Market Drayton Office on 01630 653641 or email the team at: marketdrayton@barbers-online.co.uk

SERVICES: We are advised that all mains services and gas central heating are available. Barbers have not tested any apparatus, equipment, fittings etc or services to this property, so cannot confirm that they are in working order or fit for purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor.

LOCAL AUTHORITY: Shropshire Council

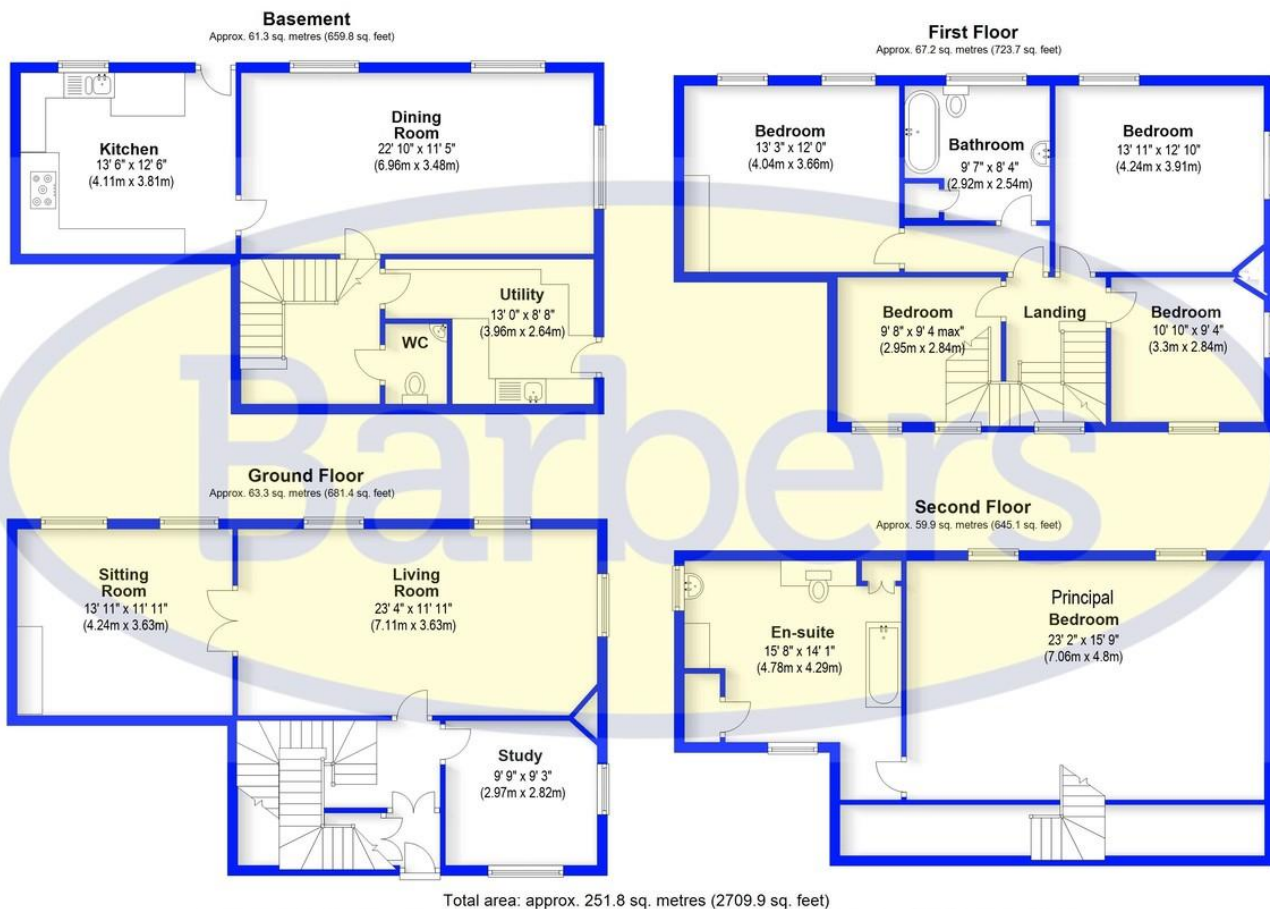
TENURE: We are advised that the property is Freehold and this will be confirmed by the Vendors Solicitor.



DIRECTIONS: Turn left out of our office onto Maer Lane, left at the roundabout onto Cheshire Street. Proceed straight over the next mini roundabout and bear right onto the High Street. At the junction, turn left and follow the road round onto Phoenix Bank where the property is in an elevated position on the right hand side.

INDEPENDENT MORTGAGE ADVICE: To be sure that you have the most up-to-date information on suitable Mortgages available to you, we can arrange for you to meet with our Independent Mortgage Advisor from the Mortgage Advice Bureau.

AML REGULATIONS: We are required by law to conduct anti-money laundering checks on all those buying a property. The initial checks are carried out on our behalf by MoveButler who will contact you once you have had an offer accepted on a property. The cost of these checks is £30 (incl. VAT) per buyer, which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required.



We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide only and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property.
Plan produced using PlanUp.



Selling your home?

If you are considering selling your home, please contact us today for your **No Obligation FREE Market Appraisal**. Our dedicated and friendly team will assist you 6 days a week. **Get in touch today! Tel: 01630 653641**

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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