



TO LET

£900 Per Calendar Month

Forge Cottage, 7 Upper Church Street, Oswestry, SY11 2AA

A neatly presented mature semi detached cottage with parking within walking distance of Oswestry town centre.

AVAILABLE FROM JULY 2026.



- Neatly Presented
- Character Features
- Off Road Parking
- Town Centre Location
- No Pets Permitted
- EPC Rating D



1 Reception Room/s



2 Bedroom/s



1 Bath/ shower room/s

DIRECTIONS

From Oswestry Town Centre proceed on Church Street, past the Church to the right hand side, at the traffic lights proceed straight over into upper Church Street, the property will be found on the left hand side.

SITUATION

Oswestry is a thriving market town, providing a good range of shopping and leisure facilities, schools, both state and private. Oswestry also gives easy access to the A5 trunk road, with links to Shrewsbury and Telford to the south and Chester and the Wirral to the north.

DESCRIPTION

Forge Cottage is a well presented mature cottage with character. The ground floor provides, living room and kitchen diner. To the first floor there are two bedrooms and shower room. Outside, there is an extensive driveway parking area to the rear.

ACCOMMODATION

REAR ENTRANCE

KITCHEN/ DINER

LIVING ROOM

Property to Let? We would be delighted to provide you with a free, no obligation, market assessment of your rental property to discuss the options available to you. We can offer **tailor made solutions** to make the letting and management of your property as easy as possible allowing for your individual circumstances and requirements.

Looking to invest? We can source ideal investment properties to provide you with the best possible return, as well as matching those properties with suitable tenants. Please contact your local Halls office for further information.



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FIRST FLOOR LANDING

BEDROOM 1

BEDROOM 2

SHOWER ROOM

OUTSIDE

The property is approached off street and benefits from having off street parking for 1 car.

GENERAL REMARKS

SERVICES

Mains water, electricity and drainage. Gas Fired heating system.

LOCAL AUTHORITY

The property is in Council Tax band 'C' on the Shropshire Council Register.

TERMS OF LEASE

Available on an assured periodic tenancy. A security deposit of 5 weeks will be required to be held by the DPS. A holding deposit of 1 weeks rent is required to enable us to carry out our referencing.

VIEWINGS

By appointment through Halls, 2 Barker Street, Shrewsbury, SY1 1QJ.

Energy Performance Ratings

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			91
(81-91) B			
(69-80) C			
(55-68) D		65	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	