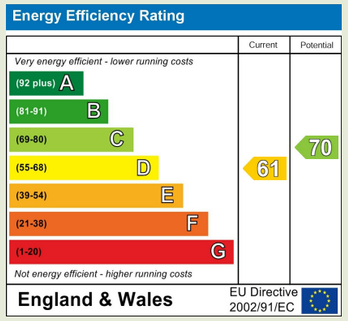
THE OLDE BYRE 5 PLAISH PARK COURT

PLAISH | CHURCH STRETTON | SHROPSHIRE | SY6 7HY

A rural barn conversion offering spacious accommodation and excellent views located in the popular hamlet of Plaish.

AVAILABLE NOW

£1,395 Per Calendar Month



Property to let? We would be delighted to provide you with a free, no-obligation rental valuation. Please contact your local Halls office to make an appointment.

Do you require lettings or property management advice? We can guide you through the process, inc. tenant find, rent collection, let-only and fully managed services. Details can be provided upon request.

Do you require compliance advice? We can recommend independent, accredited professionals to assist with EPCs, gas safety, electrical safety, and other statutory requirements. Details can be provided upon request.

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SHREWSBURY LETTINGS

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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 are fundamental to a purchase, purchasers must rely on their own enquiries.

5. Where any references are made to planning permission or potential uses, such information is given by HALLS in good faith. Purchasers should make their own enquiries into such matters prior to the purchase. **6.** Descriptions of the property are subjective 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 (AML) checks on all property purchasers. The charge for these checks is £30 (including VAT) per purchaser. **8.** We may receive referral fees or commissions for recommending or introducing third-party services, including but not limited to financial services, surveyors, solicitors, and tradespeople. These fees are disclosed in accordance with relevant legal and regulatory requirements. Please note that any referral fees will not affect the cost of services provided to you.

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- **3 bed barn conversion**
- **Spacious accommodation**
- **Delightful views**
- **Rural locality**
- **Water and septic tank charges £45 PCM**
- **Parking, garaging and gardens**

DIRECTIONS

From the Hamlet of Plaish, head towards Chatwall for approximately ½ a mile when on the rise of the hill you will see a sign for Plaish Park Court on the left hand side.

SITUATION

The Bungalow occupies a particularly picturesque location, amongst beautiful rolling Shropshire countryside. Plaish is a small hamlet within the Parish of Cardington and close to the pretty market town of Church Stretton with its eclectic range of independent shops, cafes, pubs and restaurants. Its railway station is on the main Cardiff to Manchester line.

The bustling county town of Shrewsbury is easily accessible, offering a wonderful café culture and infectious vibrancy, and all the amenities one would expect.

The A5 links to the M54 and national motorway network for commuting to Midland business centre and the M5, M42 and M40. Historic Ludlow is within easy striking distance along with Much Wenlock and Bridgnorth.

The area is well served by excellent schools in both the state and private sectors including a well-considered primary school in Church Preen, comprehensive schools in Much Wenlock and Church Stretton and a range of private schools in Shrewsbury including Shrewsbury School, Shrewsbury High and Prestfelde Preparatory.

DESCRIPTION

The property benefits from 3 bedrooms, 2 to the ground floor and 1 attic room. The property comprises an entrance hall, kitchen with fitted base units and tiled splashbacks, electric cooker, sink and drainer. The property also offers a lounge with fire and a bathroom. Outside, the property has a lawned section and parking.

GENERAL REMARKS

SERVICES

Mains electricity, private water supply and septic tank drainage are understood to be connected. Oil fired central heating system. None of these services have been tested.

TERMS OF LEASE

Available on an assured periodic tenancy agreement. A security deposit of 5 weeks rent will be required to be held by the DPS.

COUNCIL TAX

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

VIEWINGS

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