



140 CABIN LANE

OSWESTRY | SHROPSHIRE | SY11 2PF



A well-presented two-bedroom semi-detached family home boasting thoughtfully designed living accommodation, ample driveway parking, and easily maintained rear gardens, conveniently tucked away within a well-regarded development on the perimeter of Oswestry.

Offers in the region of £165,000



- Modern Family Home
- Two-Bedroom Family Home
- Well Presented
- Easily Maintained Rear Garden
- Driveway Parking
- Popular Edge of Town Location

DESCRIPTION

Halls are delighted with instructions to offer 140 Cabin Lane in Oswestry, for sale by private treaty.

140 Cabin Lane is a modern, two-bedroom semi-detached home which has been thoughtfully designed to meet the needs of contemporary family life, with over 500 sq ft of well-presented living accommodation situated across two comfortably proportioned floors.

The property is complemented by ample parking to the fore, with, to the rear, an easily maintained garden featuring an area of artificial lawn bordered by a gravelled area.

SITUATION

Occupying a highly desirable position within the historic north Shropshire market town of Oswestry. Oswestry is the third largest town in the county and, as such, attracts a multitude of visitors and residents looking to enjoy the array of local amenities and attractions. Oswestry is well-served by transport links, particularly so via the A5, which runs alongside the town and allows easy access to the larger centres of Shrewsbury, Wrexham and Chester, with the city of Liverpool being reachable by car in around an hour.



SCHOOLING

The property enjoys a highly convenient position within easy reach of a number of well-regarded educational establishments. Holy Trinity C of E Primary Academy & Nursery is situated just a short drive away, whilst further schooling options include The Marches School, The Meadows Primary School, Woodside Primary School, Our Lady and St Oswald's Catholic Primary School, and North Shropshire College, providing excellent educational opportunities for a wide range of ages.

THE PROPERTY

The accommodation is arranged over two floors, with an open-plan kitchen/reception room forming the heart of the home. Entered from the entrance hall, this room provides a practical kitchen area with fitted units and worktop space, together with ample room for a dining table and comfortable seating. To the rear, the conservatory offers a further reception space, with doors opening onto the rear gardens.

Stairs rise from the kitchen/reception room to a first-floor landing, which provides access to two bedrooms and a shower Room. The principal bedroom offers space for a double bed and benefits from a fitted wardrobe.

OUTSIDE

To the front, a tarmac driveway provides off-road parking for several vehicles and continues alongside the property, leading to a timber garden shed and gated access to the rear garden.

The rear gardens are ideal for families and benefit from an area of artificial lawn surrounded by a decorative slate border.



W3W

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DIRECTIONS

From the Halls office, proceed towards Cross Street. Follow Church Street/B5069 as it bears left and becomes Willow Street/B4580. Turn right onto Castle Street/B5069 and continue for approximately 0.7 miles before turning right onto Whittington Road/B4580. After approximately 0.4 miles, turn right onto Harlech Road. At the roundabout, continue straight onto Cabin Lane and, after approximately 0.2 miles, turn left to remain on Cabin Lane. Take the first left after Henley Drive where the property will be located on the right.

SERVICES

We understand that the property has the benefit of mains water, gas, electricity and drainage.

TENURE

The property is said to be of freehold tenure and vacant possession will be given on completion of the purchase.

LOCAL AUTHORITY

Shropshire Council, Shirehall, Abbey Foregate, Shrewsbury, Shropshire, SY2 6ND.

COUNCIL TAX

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



ANTI-MONEY LAUNDERING (AML) CHECKS

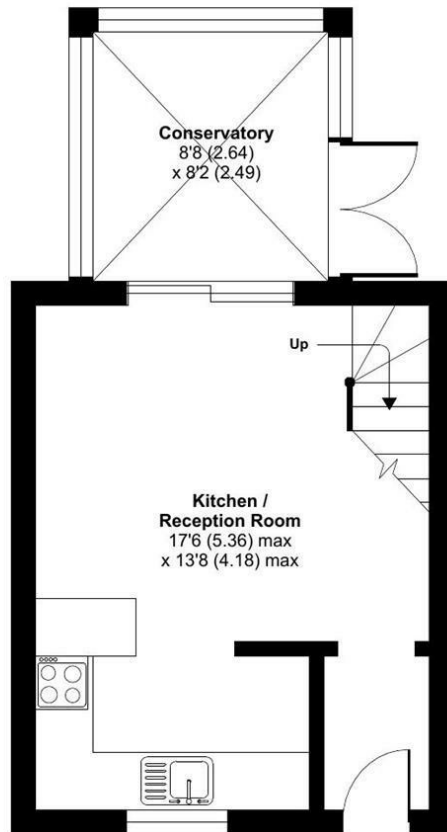
We are legally obligated to undertake anti-money laundering checks on all property purchasers. Whilst we are responsible for ensuring that these checks, and any ongoing monitoring, are conducted properly; the initial checks will be handled on our behalf by a specialist company, Movebutler, who will reach out to you once your offer has been accepted. The charge for these checks is £30 (plus VAT) per purchaser, which covers the necessary data collection and any manual checks or monitoring that may be required. This cost must be paid in advance, directly to Movebutler, before a memorandum of sale can be issued, and is non-refundable. We thank you for your cooperation.

VIEWINGS

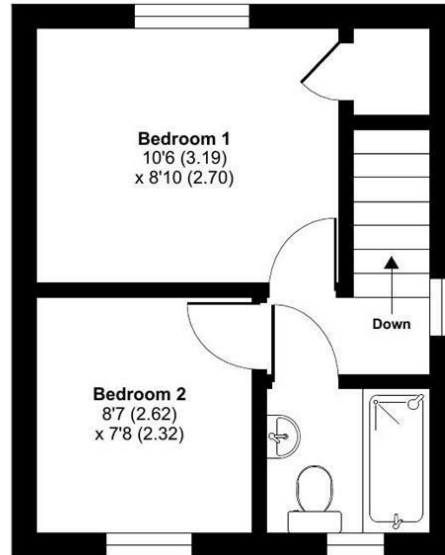
Via the Agents, Halls, 20 Church Street, Oswestry, SY11 2SP - 01691 670320.

Approximate Area = 556 sq ft / 51.7 sq m

For identification only - Not to scale



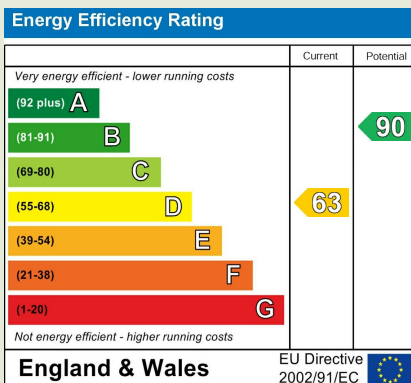
GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nñcheom 2026. Produced for Halls. REF: 1525376



Property to sell? We would be delighted to provide you with a free no obligation market assessment of your existing property. Please contact your local Halls office to make an appointment.

Do you require a mortgage/financial advice? We are able to recommend an independent financial advisor, who is authorised and regulated by the FCA. Details can be provided upon request.

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.



OSWESTRY SALES

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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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