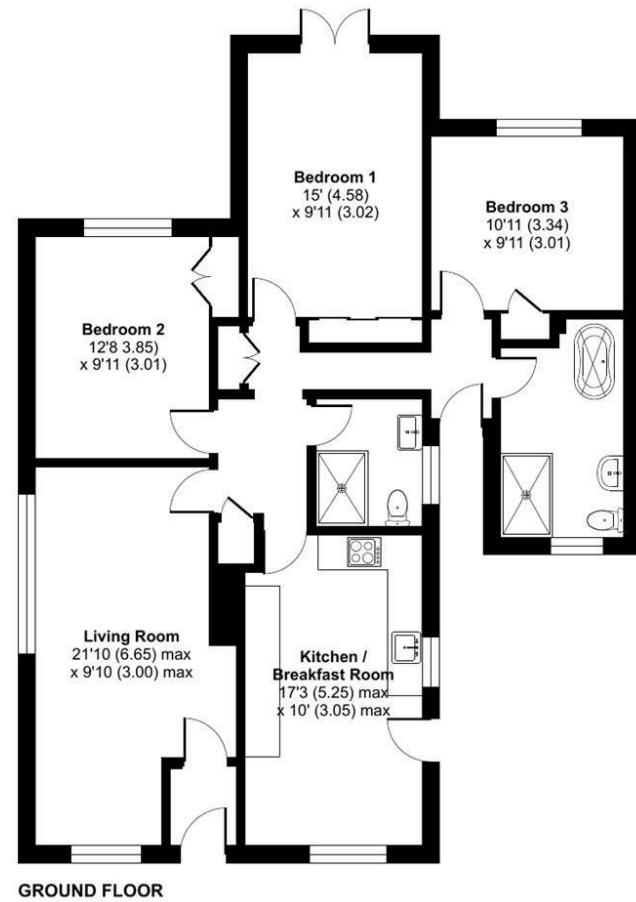


FOR SALE

10 Trevor Avenue, St. Martins, Oswestry, SY11 3AW



Approximate Area = 1095 sq ft / 101.7 sq m
For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nlschem 2026. Produced for Halls. REF: 1485839



FOR SALE

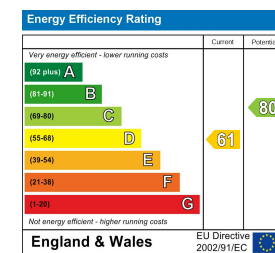
Offers in the region of £365,000

10 Trevor Avenue, St. Martins, Oswestry, SY11 3AW

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. **Mortgage/financial advice.** We are able to recommend a completely independent financial advisor,

who is authorised and regulated by the FCA. Details can be provided upon request. **Do you require a surveyor?** We are able to recommend a completely independent chartered surveyor. Details can be provided upon request.

Energy Performance Rating



An immaculately presented and thoughtfully modernised three-bedroom detached bungalow, occupying a generous corner plot within the ever-popular village of St. Martins. Finished to an exceptional standard throughout, the property combines contemporary styling with practical single-storey living, making it ideal for families, downsizers or those seeking a home ready to move straight into.



01691 670320

Oswestry Sales
20 Church Street, Oswestry, Shropshire, SY11 2SP
E: oswestry@hallsgb.com



IMPORTANT NOTICE. Halls Holdings Ltd and any joint agents for themselves, and for the Vendor of the property whose Agents they are, give notice that: (i) These particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract (ii) No person in the employment of or any agent of or consultant to Halls Holdings has any authority to make or give any representation or warranty whatsoever in relation to this property (iii) Measurements, areas and distances are approximate, Floor plans and photographs are for guidance purposes only (photographs are taken with a wide angled / zoom lenses) and dimensions shapes and precise locations may differ (iv) It must not be assumed that the property has all the required planning or building regulation consents. Halls Holdings, Bowmen Way, Shrewsbury, Shropshire SY4 3DR. Registered in England 06597073.

Ellesmere (6 miles), Oswestry (5 miles), Shrewsbury (23 miles) and Chester (17 miles).

(All distances approximate)



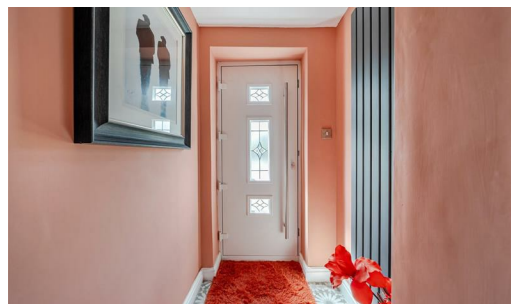
1 Reception Room/s



3 Bedroom/s



2 Bath/Shower Room/s



- Immaculately presented detached bungalow
- Three generous double bedrooms
- Superb open-plan kitchen/breakfast room
- Spacious living room with log fire
- Luxurious four-piece family bathroom
- Ample off-road parking

The property offers three well-proportioned double bedrooms. The principal bedroom is particularly generous and enjoys fitted wardrobes together with French doors opening directly onto the rear gardens creating a wonderful connection with the outside. The remaining two bedrooms are both excellent doubles, providing flexible accommodation for family members, guests or those working from home.

The luxurious family bathroom has been beautifully appointed with a contemporary four-piece suite comprising a freestanding bath, separate walk-in shower, wash hand basin and WC, all finished to an excellent standard.

OUTSIDE

Occupying a generous corner position, the property enjoys attractive landscaped gardens to both the front and rear.

To the front, a substantial gravelled driveway provides ample off-road parking for several vehicles and is enclosed by attractive boundary walls and modern fencing, with gated access leading to the rear.

The rear garden has been designed with both relaxation and entertaining in mind. Three generous areas of composite decking terraces provide excellent seating areas, each complimented by a pergola creating ideal outdoor entertaining spaces throughout the seasons. A maintained lawn is bordered by contemporary fencing and established planting, while two detached garden stores offers useful storage. The garden enjoys an excellent degree of privacy, creating a superb extension of the living accommodation

LOCATION

St. Martins is a thriving and highly regarded village offering an excellent range of day-to-day amenities including a convenience store, public houses, takeaway outlets, doctor's surgery, pharmacy and a well-regarded primary school. The nearby market town of Oswestry provides a comprehensive range of shopping, leisure and educational facilities, whilst the A5 offers excellent road links to Shrewsbury, Chester and the wider motorway network.

SCHOOLING

The property is well placed for a range of highly regarded educational establishments. St. Martins School provides both primary and secondary education within the village, whilst additional schooling is available in nearby Oswestry including The Marches School, Oswestry School and Moreton Hall School.

DIRECTIONS

From Oswestry proceed north on the A483 towards St. Martins. Continue into the village and at the roundabout take the appropriate exit towards the centre of St. Martins. Follow the road before turning into Trevor Avenue, where the property will be found after a short distance on the left-hand side.

W3W

///tweed.corporate.wasps

SERVICES

We understand that the property benefits from mains water, electricity, gas and drainage, subject to statutory regulations. Prospective purchasers should make their own enquiries.

COUNCIL TAX

Council Tax Band: C

POSSESSION AND TENURE

The property will be sold as freehold with vacant possession upon completion.

LOCAL AUTHORITY

Shropshire County Council.

VIEWINGS

Strictly by prior appointment through the selling agents, Halls, Oswestry Office.

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 (including 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.