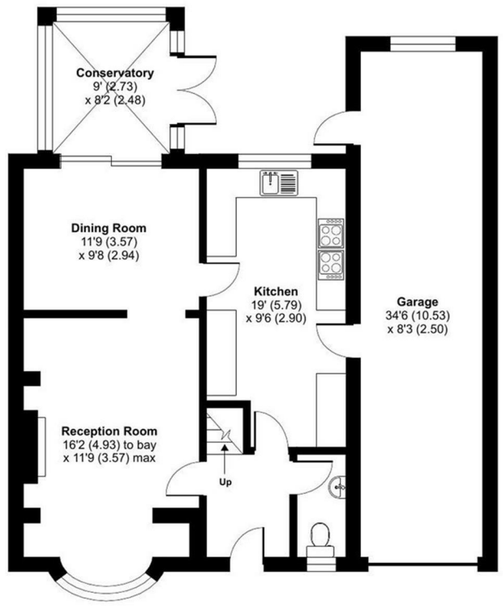
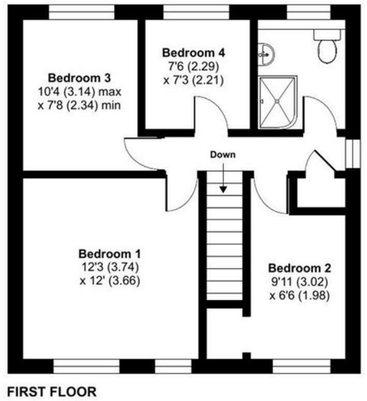
FOR SALE

2 Stockton Close, Stirchley, Telford, Shropshire, TF3 1RR

Approximate Area = 1183 sq ft / 109.9 sq m
Garage = 288 sq ft / 26.7 sq m
Total = 1471 sq ft / 136.6sq m
For identification only - Not to scale

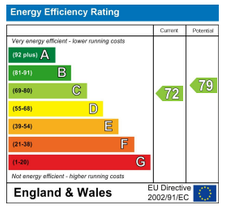




Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Halls. REF: 1516156

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



Halls 1845

01952 971800

Telford Sales
32 Market Street, Wellington, Telford, TF1 1DT
E: telford@hallsgb.com

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Halls 1845

FOR SALE

Offers in the region of £310,000

2 Stockton Close, Stirchley, Telford, Shropshire, TF3 1RR

A spacious four-bedroom family home tucked away at the head of a cul-de-sac, occupying a generous corner plot with gardens, ample driveway parking and a tandem double garage. Offering three reception areas, kitchen/breakfast room and four bedrooms, all within easy reach of Stirchley's excellent range of everyday amenities.







FOR SALE

2 Reception Room/s

4 Bedroom/s

1 Bath/Shower Room/s











- **No Upwards Chain**
- **Tandem Double Garage**
- **Parking for Several Vehicles**
- **Generous Corner Plot**
- **Ground Floor W.C.**
- **Close to Amenities**

DESCRIPTION

Tucked away at the head of a quiet cul-de-sac, this attractive home occupies a particularly appealing corner plot, offering a lovely combination of privacy, generous outdoor space and excellent parking. A block-paved driveway provides parking for several vehicles, while the tandem double garage offers substantial additional space for cars, storage or hobbies.

Inside, the accommodation is well suited to modern family life, with a welcoming entrance hall leading through to a useful downstairs W.C., spacious lounge, separate dining room and conservatory. The kitchen/breakfast room provides a sociable heart to the home, with plenty of space for everyday family life and casual dining, while the adjoining conservatory offers an additional room from which to enjoy the garden.

Upstairs, there are four bedrooms together with the family bathroom, providing plenty of flexibility for a growing family, home working or visiting guests. Outside, the generous gardens wrap around the property, making excellent use of the corner position and providing plenty of space for children, entertaining or simply enjoying some peace and quiet.

The tucked-away position is perhaps one of the home's most appealing features, while its proximity to local amenities means that convenience is never far away. A spacious family home, with generous gardens, excellent parking and a substantial tandem double garage, all occupying a desirable position at the head of the cul-de-sac.

LOCATION

Stirchley is a well-established residential area on the southern side of Telford, offering a particularly convenient blend of everyday amenities, green space and excellent access to the wider town. The local centre provides a Co-op, medical practice, pharmacy, café and a range of takeaways, while local schools and leisure facilities are also close at hand. Telford Town Centre, Telford Town Park and the M54 are all readily accessible, making Stirchley a practical and well-connected choice for families and commuters alike.

ROOMS

GROUND FLOOR

ENTRANCE HALL

W.C.

LOUNGE

DINING ROOM

KITCHEN/BREAKFAST ROOM

CONSERVATORY

FIRST FLOOR

BEDROOM ONE

BEDROOM TWO

BEDROOM THREE

BEDROOM FOUR

BATHROOM

LOCAL AUTHORITY

Telford and Wrekin Council.

COUNCIL TAX BAND

Council Tax Band: D

VIEWING ARRANGEMENTS

Strictly by appointment with the selling agent.

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 £36 (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.