



Helping *you* move



Rosehill Bungalow, Gorsty Lane, TF9 2JD

Offered with No Upward Chain is this Four Bedroom, Two Bathroom Detached Bungalow for updating throughout that's set within the most wonderful Garden and Woodland plot.

Offers In Region Of
£365,000

Rosehill Bungalow, Gorsty Lane Sutton Heath, TF9 2JD

Helping *you* move

Overview

- Four Bedroom Detached Bungalow on a wonderful Garden & Woodland Plot
- ****No Upward Chain****
- Hall, Lounge, Conservatory, Kitchen & Utility/Boot Room
- Three Double Bedrooms, Bathroom, Generous Single Bedroom with En Suite Shower
- Double Garage plus Driveway Parking, several Brick and Timber Sheds and a Greenhouse
- Extensive, wraparound Gardens with Ornamental Pond



Brief Description

The accommodation includes the L-Shaped Entrance Hall with two storage cupboards and loft access, and to your right is the Lounge with a bay window and patio doors out to the Conservatory that overlooks the lawned Garden. There's a separate Dining Room leading to the Kitchen and the Utility/Boot Room. Returning to the Hall and there are three good-size Double Bedrooms, a generous Single Bedroom with En Suite Shower Room, and the modern family Bathroom.

Externally, this property is very special! It sits within a large, mature lawned and woodland Garden plot that just begs to be explored! With an ornamental pool, green house, various brick and timber sheds, a double Garage and plenty of Driveway Parking.

Location

The property is set along a lane off the A41, with the closest town being Market Drayton, and Newport being in easy reach. Hinstock is the closest village offering you facilities such as a Primary School and Nursery, Village Hall, Post Office/Country Store, community owned Pub, tennis & basketball courts, playground, and a football field.

At Tern Hill there's an Army Barracks and RAF Training Centre, plus a Shell Garage with mini-Waitrose, a further local store and great fish & chip shop, and there are also Primary Schools in Stoke Heath and Buntingsdale.



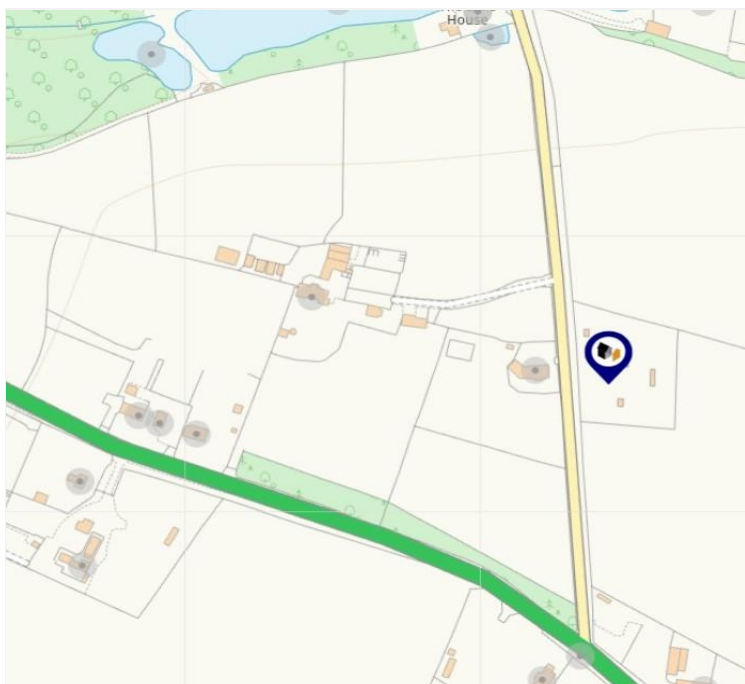
Useful Information

TO VIEW THIS PROPERTY: Please contact our Market Drayton Office on 01630 653641 or email the team at: marketdrayton@barbers-online.co.uk

SERVICES: We are advised that mains water and electricity services are available, with oil fired central heating and septic tank drainage. Barbers have not tested any apparatus, equipment, fittings etc or services to this property, so cannot confirm that they are in working order or fit for purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor.

LOCAL AUTHORITY: Shropshire

TENURE: We are advised that the property is Freehold.



DIRECTIONS: From Market Drayton take the A53 to Tern Hill and bear left on the A41. Turn left after where the property is on your right and can be identified by our For Sale sign.

INDEPENDENT MORTGAGE ADVICE: To be sure that you have the most up-to-date information on suitable Mortgages available to you, we can arrange for you to meet with our Independent Mortgage Advisor from the Mortgage Advice Bureau. Please call our Market Drayton office for an appointment.

AML REGULATIONS: We are required by law to conduct anti-money laundering checks on all those buying a property. The initial checks are carried out on our behalf by MoveButler who will contact you once you have had an offer accepted on a property. The cost of these checks is £30 (incl. VAT) per buyer, which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required.

Floor Plan

To Follow



Selling your home?

If you are considering selling your home, please contact us today for your **No Obligation FREE Market Appraisal**.
Get in touch today! Tel: 01630 653641

BARBERS ESTATE AGENT: Tower House, Maer Lane,
Market Drayton, Shropshire TF9 3SH
Tel: 01630 653641
Email: marketdrayton@barbers-online.co.uk



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.