

Barn 6 Greete
Ludlow, Shropshire



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& Parker

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A wonderful three bedroom newly converted barn located in the heart of the beautiful South Shropshire countryside

This imaginative Class Q conversion by renowned developers Cathedral Homes, has been thoughtfully designed and is beautifully presented, ideal for today's modern living. The property has accommodation over two floors and benefits from modern fixtures and fittings including zoned underfloor heating to the ground floor, air source heating, chrome electric fittings and stylish kitchen, bathroom and en suite.

Approached by an impressive central atrium, a glazed front door leads to the large welcoming entrance hall, which has an attractive staircase with black metal balustrades, tiled flooring and handy storage cupboard, doors lead to the kitchen/sitting/dining room and cloakroom.

The impressive open plan double aspect kitchen/sitting/dining room with tiled flooring offers wall and floor units with quartz work surfaces; modern appliances include induction hob with integrated extractor, oven, dishwasher and upright fridge freezer. The separate island with quartz work tops incorporates a breakfast bar with cupboard and drawer units under. Two sets of sliding doors give access from both sides of the barn into the generous corner garden and two patio areas which are ideal spaces for entertaining.

The airy first floor galleried landing looks over the sitting area and entrance hall and gives access to the three good sized bedrooms all of which boast far reaching country views and vaulted ceilings, there is a family bathroom which consists of bath, wash hand basin with drawer under, heated towel rail, LED mirror and tiled floor. The principal bedroom benefits from a spacious stylish en suite shower room.

The generous corner garden is mainly laid to lawn and is enclosed by fencing; there are two patio areas, outside courtesy lights, power point and a gate giving side access. The Mitsubishi Air



Source Heat Pump is positioned to the rear of the barn. The property also benefits from two allocated parking spaces. Subject to availability and separate negotiation there is the possibility to purchase a spacious outbuilding with covered parking. In addition the barn has shared access to over 2.5 acres of stunning communal parkland, enjoying far-reaching views towards Clee Hill and the surrounding countryside.

Location

The pretty hamlet of Greete is surrounded by some of the most stunning English countryside so there are several fabulous walks on the doorstep.

The historic towns of Ludlow and Tenbury Wells are nearby and within these characterful town centers there are an abundance of excellent independent shops and cafes as well as supermarkets. Ludlow itself is renowned for its great food and drink with several excellent restaurants and pubs, every year the town plays host to a plethora of music and food festivals, normally held in and around the grounds of the breath-taking Ludlow Castle

There are several well-regarded schools in the area, including the independent Moor Park School and Lucton School. Ludlow train station is on the main Manchester to Cardiff line and offers good connecting links north to Shrewsbury and Crewe and south to Hereford, for frequent air travellers Birmingham International is accessible.

Postcode region: SY8

General

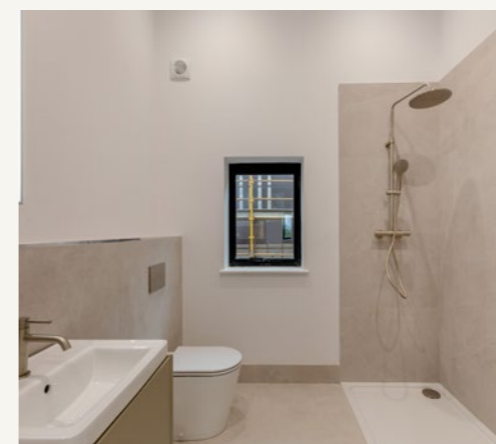
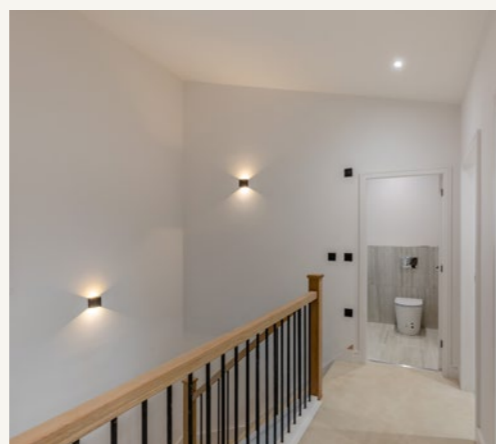
Local Authority: Shropshire County Council
Services: Air source heating, mains water and electric, private water treatment.

Council Tax: Band unallocated
EPC Rating: TBC (commissioned)
Warranty: ICW - 10 years

Agents Notes: There will be a management charge per dwelling to contribute to the communal areas, please consult with your solicitor for verification.

Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

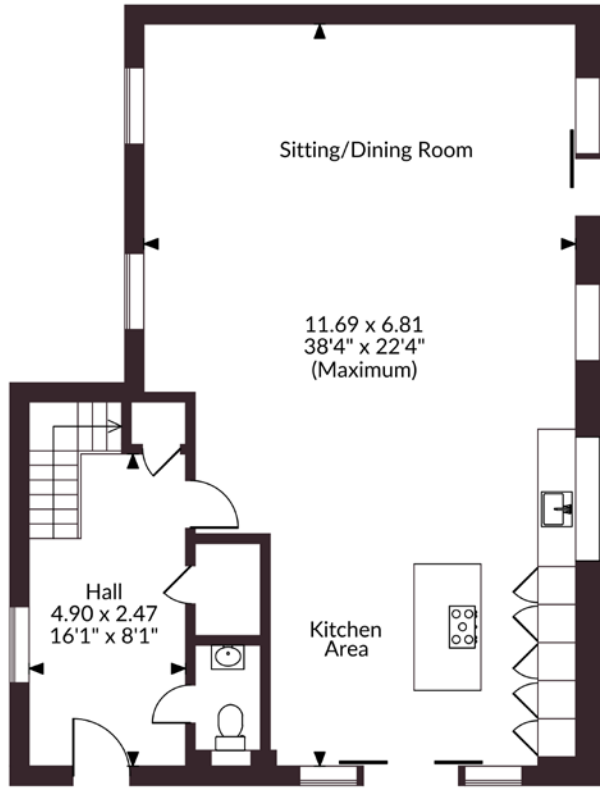
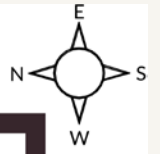
Please note internal images are of Barn 5



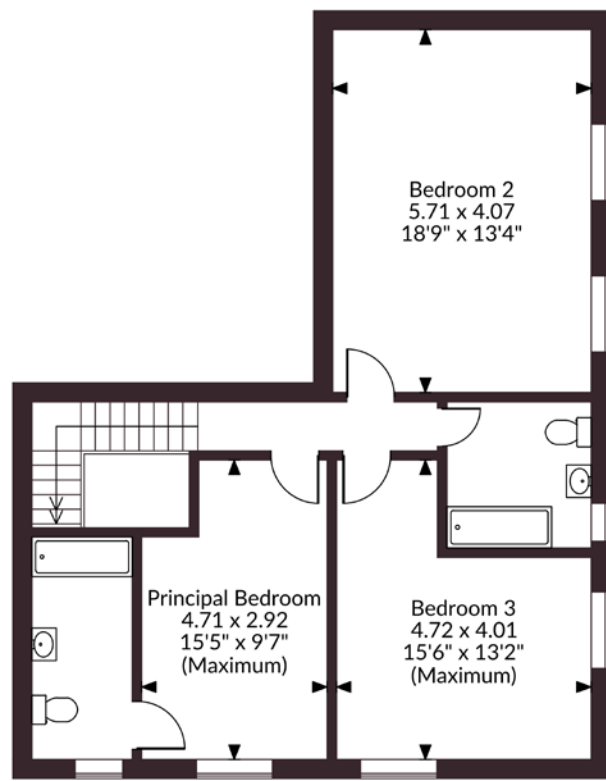
1,716 sq ft (159 sq m)
1 reception room
3 bedrooms
2 bathrooms
Corner garden
Parking
Communal parkland
Freehold | Rural location

Guide price £525,000

Barn 6 Greete
Internal area 1,716 sq ft (159 sq m)



Ground Floor



First Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

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Strutt & Parker, West Midlands New Homes

Theatre Royal, 14 Shoplatch, Shrewsbury, SY1 1HR

01743 284200 | westmidlandsnewhomes@struttandparker.com



@struttandparker struttandparker.com

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