



Helping *you* move



Manor Mews, Church Aston, TF10 9JJ

A charming Semi-Detached 4-Bedroom property that's full of character as it was formerly the original Stable Block and Coach House to Church Aston Manor - and offering family-sized accommodation with a wonderful Secret Garden.

Offers Over
£400,000

Overview

- Charming 4-Bedroom Character Property in Attractive Location
- Kitchen and Adjoining Dining Room, Ground Floor W.C.
- Attractive Lounge, Feature Hallway
- Large Conservatory
- 4 Bedrooms & Family Bathroom
- Large Garage Workshop & Garden Room
- Courtyard and Large Secret Garden
- Parking for Several Cars
- EPC Rating D67



Brief Description

Converted Stable Blocks rarely come on the market - and Manor Mews is a wonderful example being full of character and in a highly desirable area within the village of Church Aston.

The property is presented to a high standard and offers you family-sized accommodation. To the ground floor is the Entrance Hall, Lounge, Conservatory, Kitchen Dining Room, Rear Lobby and Ground Floor W.C. To the first floor are 2 Double and 2 Single Bedrooms and a Family Bathroom. Externally there is private Parking, a rear Courtyard Garden giving access to the large Garage Workshop with adjoining Garden Room with mezzanine storage and access to the main 'Secret Garden' to the rear. The property also has a security alarm system.

Location

The village of Church Aston is just a short distance to the south of Newport - a popular market town with busy High Street with a good mix of cafes, shops, boutiques, and a Victorian Indoor Market. This property is also within the catchment area of the highly regarded Newport Primary, High and Grammar Schools.

A wider selection of shops, amenities and employment opportunities are available in Telford, Stafford and Shrewsbury - and the excellent rail connections from Telford and Stafford mean Birmingham and Manchester are in commutable distance.



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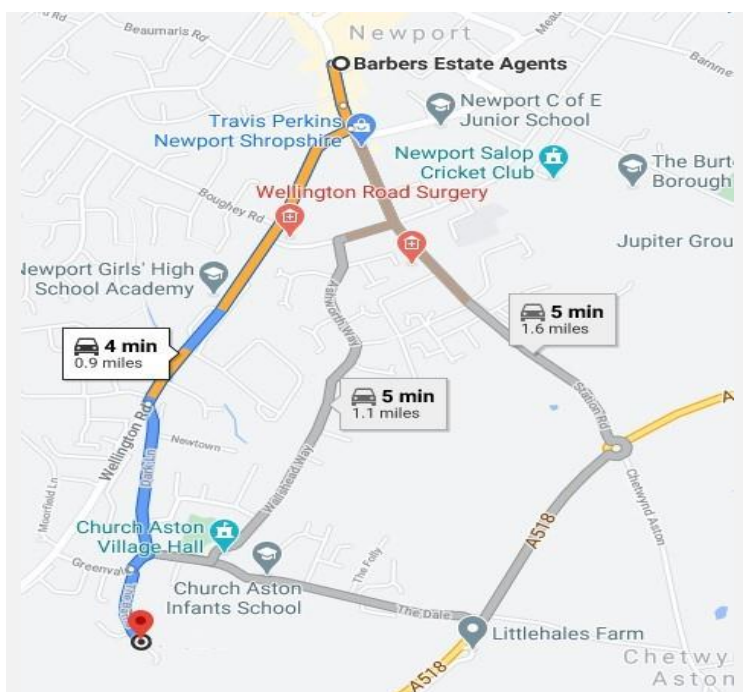
Useful Information

TO VIEW THIS PROPERTY: please contact our Newport Office, 30 High Street, Newport, TF10 7AQ or call us on 01952 820239. Email:

Newport@barbers-online.co.uk

SERVICES: We are advised that mains water, gas and electricity services are available. 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: Telford & Wrekin Council, Southwater Way, Telford, TF3 4JG. Tel: 01952 380000

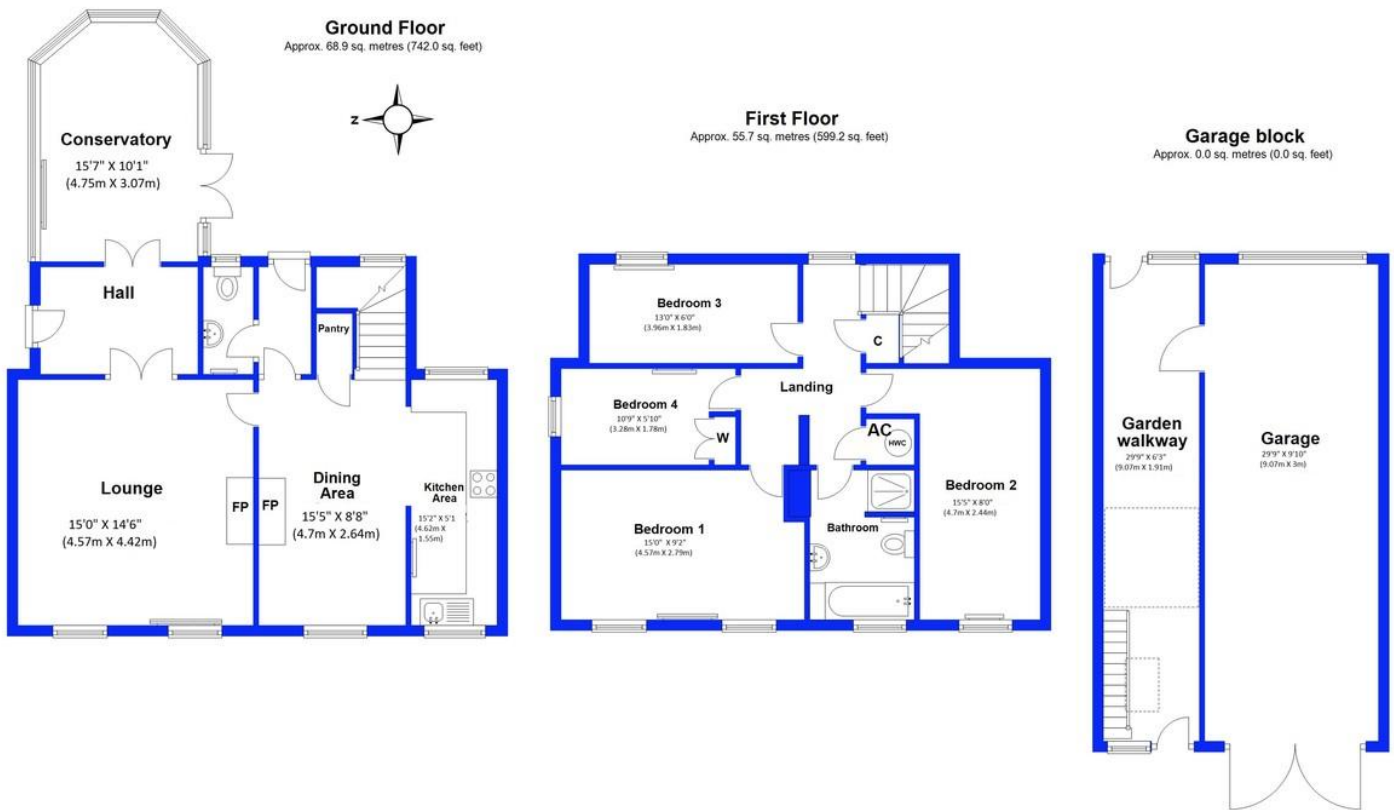


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DIRECTIONS: The property is just 1 mile from our Newport Office: head north on the High Street and then bear right on Wellington Road. After 0.5 miles bear left on Dark Lane, and then keep right as this becomes Greenvale - then turn left onto The Barns and follow the road to the end where the property can be identified by our 'For Sale' sign.

PROPERTY INFORMATION: We believe this information to be accurate, but it cannot be guaranteed. The fixtures, fittings, appliances and mains services have not been tested. If there is any point which is of particular importance please obtain professional confirmation. All measurements quoted are approximate. These particulars do not constitute a contract or part of a contract.

AML REGULATIONS: To ensure compliance with the latest Anti Money Laundering Regulations all intending purchasers must produce identification documents prior to the issue of sale confirmation. To avoid delays in the buying process please provide the required documents as soon as possible. We may use an online service provider to also confirm your identity.



Total area: approx. 124.6 sq. metres (1341.3 sq. feet)

This floor plan has been prepared for the exclusive use of Barbers Estate Agents. All due care has been taken in the preparation of this floor plan which should be used for illustrative purposes only. All sizes were measured dimensions of rooms and walls are approximate. The positioning of windows, doors, openings, fixture and fittings are approximate and for use as a guide only. This floor plan is not, nor should it be taken as, a true and exact representation of the subject property.
Plan produced using PlanUp.

Manor Mews, Church Aston, Newport



Selling your home?

If you are considering selling your home, please contact us today for your no obligation free market appraisal. Our dedicated and friendly team will assist you 6 days a week. Get in touch today!

NEWPORT BRANCH: 30 High Street, Newport
 TF10 7AQ | Tel: 01952 820239
 Email: newport@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.