



The Red House

1-2 Poynton Green, Shawbury, Shrewsbury, Shropshire

**STRUTT
& PARKER**

BNP PARIBAS GROUP 

A spacious five bedroom detached country house with wonderful rural views

The Red House is a well presented property offering extensive ground floor accommodation with five bedrooms to the first floor. The property sits centrally within a generous garden and is surrounded by farmland



3 RECEPTION ROOMS



5 BEDROOMS



2 BATHROOMS



DOUBLE GARAGE



0.67 ACRES



FREEHOLD



RURAL



2,453 SQ FT



**GUIDE PRICE
£725,000**



The property

The Red House is approached through brick pillared gates onto a sweeping driveway. Entering the property via the garden room, into the entrance hall from which the stairs rise to the first floor. Accessed from the hall is the extended drawing room with dual aspect windows and double doors leading out to the south facing garden. The kitchen has a range of wall and base units, also with views out to the delightful garden. Adjacent to the kitchen is the utility room. There are two further reception rooms, currently used as a dining room and sitting room which are both interchangeable and could be knocked together if one larger room is preferred. On the first floor is the principal bedroom with adjacent shower room. There are four further bedrooms and a family bathroom.

Outside

The property is positioned beautifully within its plot. The front provides immaculately manicured lawns flanked by abundantly stocked shrubbery beds and borders containing a number of different plants and shrubs together with numerous specimen trees. There

is a pedestrian gate offering a central pathway with steps rising to the front door. Gates access is available down one side of the property, to the other are further beautiful flowing lawns extending round from the side to the rear incorporating further shrubbery beds and borders. Immediately adjacent to the rear of the house is a fantastic, flagged sun terrace entertaining area, which allows for full appreciation of the beautiful gardens and surroundings. To one corner of the garden are some purposes designed vegetable beds and borders together with a Greenhouse. It should be noted that the rear gardens offer a stunning southerly facing aspect.

There is parking for numerous vehicles and a detached double garage with adjacent workshop with power and lighting.



Location

The property is beautifully positioned in a stunning rural locality within relatively close proximity to the village of Shawbury. Shawbury offers an excellent range of amenities including a general store, a doctor's surgery, public houses, a butcher and a primary school.

The County Town of Shrewsbury is nearby and provides a further extensive array of amenities and recreational facilities, with a popular farm shop at Battlefield on the outskirts of town. Schooling in the area is highly regarded both within the private and state sectors.

The A5/M54/M6 are within easy reach giving access to Birmingham, Telford and the West Midlands conurbation.



Distances

- Shawbury 2 miles
- Shrewsbury 8 miles
- Telford 11 miles

Nearby Stations

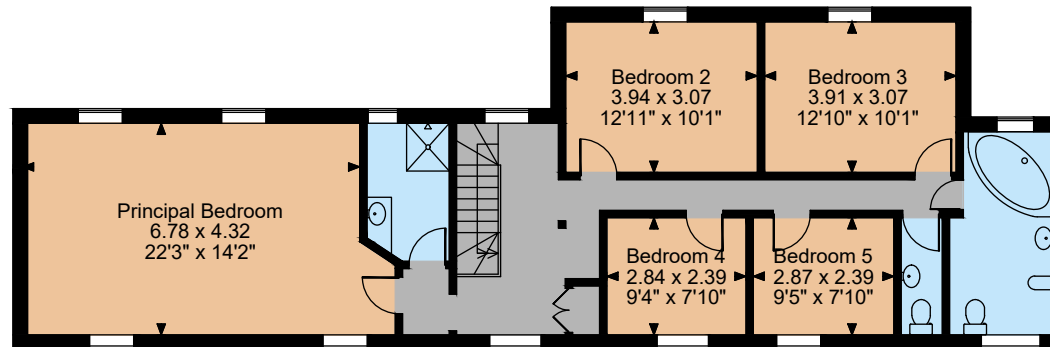
- Wem station 7 miles
- Shrewsbury station 8 miles
- Wellington station 8.5 miles
- Stafford station 26 miles

Key Locations

- Hawkstone Hall
- Hawkstone Follies
- Hawkstone Park Golf Club
- The Quarry Park, Shrewsbury
- Theatre Severn, Shrewsbury
- Shrewsbury Market Hall
- National Trust-Carding Mill Valley and The Long Mynd

Nearby Schools

- St Marys CofE Primary School
- High Ercall Primary School
- Hadnall CofE Primary School
- Clive CofE Primary School
- The Thomas Adams Secondary School
- Shrewsbury School
- Shrewsbury High School GDST
- Prestfelde Preparatory School
- Old Hall & Wrekin College



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

House internal area 2,453 sq ft (228 sq m)
 For identification purposes only.

Directions

Post Code SY4 4JN
 ///what3words sugar.poets.fence

General

Local Authority: Telford & Wrekin Council
Services: Mains electricity and water, oil fired central heating, private drainage via a septic tank and the owner is investigating if it is compliant.

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

Council Tax: Band G

EPC Rating: E

Fixtures and Fittings: Only those items known as fixtures and fittings will be included in the sale. Certain items such as garden ornaments, carpets and curtains may be available by separate negotiation.

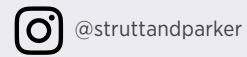
Shropshire and Mid Wales

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