



The Hawthorns

Stanton Long, Much Wenlock, Shropshire

**STRUTT
& PARKER**

BNP PARIBAS GROUP

A splendid Grade II listed home with delightful gardens and extensive grounds in a sought after semi-rural location

A fine detached Grade II listed home set in an idyllic rural Shropshire Hills position. The property displays handsome timber-frame and plastered elevations, while inside there are exposed timber beams, original fireplaces and characterful features throughout, as well as light, airy reception rooms with views across the garden and beyond.



3 RECEPTION ROOMS



4 BEDROOMS



3 BATHROOMS



TRIPLE GARAGE



3 ACRES



FREEHOLD



SEMI-RURAL



2,052 SQ FT



**GUIDE PRICE
£795,000**



The property

The Hawthorns is a characterful Grade II listed detached house, set in the beautiful village of Stanton Long, seven miles from Much Wenlock. There are three splendid reception rooms on the ground floor, including original rooms with charming period detailing and modern additions. The sitting room is located in the original structure and features characterful exposed beams, as well as vertical timbers dividing the room into two distinct areas - a main seating area in front of the grand original fireplace, and a library area at the rear. There is also a formal dining room with south-facing French doors opening onto the garden, while double doors lead from the dining room to the impressive conservatory with its vaulted ceiling and beautiful panoramic views across the garden. On the ground floor, the kitchen features modern wooden storage units, space for all the appliances and an Aga, as well as space for a central breakfast table. Adjoining the kitchen, the walk-in larder and utility provide useful further storage.

Upstairs, the landing leads to the four first-floor double bedrooms. These include the principle bedroom with its built-in storage and en suite bathroom. One further bedroom has an en suite bathroom with a bathtub and a separate shower unit, while the first floor also has a family bathroom with an over-bath shower. Each of the first-floor bedrooms benefits from built-in storage space.

Outside

Sitting in extensive gardens and grounds with a beautiful outlook across the surrounding countryside. The tree-lined driveway provides access and opens out into a spacious parking area in front of the triple garaging block. The garden includes rolling lawns to the east and west of the house, bordered by mature trees and established hedgerows. There is also patio space for al fresco dining and gravel terracing with border beds, filled with established perennials and spring flowers. In addition, the grounds include a vegetable garden with raised beds and a greenhouse while gates open to the grassy fields and paddock.



Location

The small, semi-rural village of Stanton Long lies in a peaceful and secluded setting in the Shropshire Hills and AONB seven miles south of the town of Much Wenlock. The nearby village of Ditton Priors provides several everyday amenities, including a local shop, a pub, a medical centre and a primary school, while further facilities are easily accessible in historic Much Wenlock. The town's charming narrow High Street features historic buildings and a number of shops, restaurants, pubs and cafes, while Much Wenlock also has a medical centre, a leisure centre and schools, Bridgnorth is just 10 miles away, providing further amenities, while Ludlow, Telford, and Shrewsbury are all within 20 miles, offering an excellent choice of shops, amenities and leisure facilities. The area is well connected by road, with several A-roads within 10 miles and the M54 within 18 miles.

Distances

- Much Wenlock 7.4 miles
- Bridgnorth 11.5 miles
- Ludlow 13 miles
- Shrewsbury 19 miles

Nearby Stations

- Ludlow
- Craven Arms
- Church Stretton
- Shrewsbury

Key Locations

- Carding Mill Valley
- Attingham Park
- Severn Valley Country Park

Nearby Schools

- Brockton and Ditton Priors
- William Brookes





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

□ Denotes restricted head height

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Floorplans

House internal area 2,052 sq ft (191 sq m)
For identification purposes only.

Directions

Post Code TF13 6LQ
what3words: /// latitudes.picturing.drew

General

Local Authority: Shropshire
Services: Mains electricity and water. Oil central heating. Private drainage that may not comply with current regulations.

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

Council Tax: Band E

EPC Rating: C

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

Wayleaves and easements: The property will be sold subject to and with the benefit of all wayleaves, easements and rights of way, whether mentioned in these particulars or not.

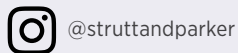
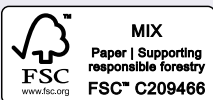
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