



Station Cottage, 58 Station Road, Albrighton, Wolverhampton, WV7 3DL

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A delightful, period cottage providing well appointed accommodation with much character which is within easy reach of the village centre

LOCATION

The cottage stands at the corner of Station Road and Shaw Lane in a sought after part of Albrighton which is, in itself, a highly regarded Shropshire village. There is a wide range of local facilities available within Albrighton itself with the further, more extensive amenities provided by Bridgnorth and Wolverhampton together with the Perton Shopping Centre all being easily accessible.

Communications are excellent with Albrighton Train Station providing direct services to Shrewsbury and Birmingham and the M54 facilitating fast access to the entire motorway infrastructure. Furthermore, the area is well served by schooling in both sectors.

DESCRIPTION

Station Cottage is a period property of much attraction with accommodation of character over both ground and first floors. There are a wealth of original features including some heavily beamed and rafted ceilings, double glazed windows and kitchen and bathroom suites of quality. There is a detached garage which could easily be used as a gym or office for those wishing to work from home and it was re-wired and re-roofed in 2021.

It is believed that the cottage was originally built in 1882 and, whilst the original feel of the cottage has not been lost, it now benefits from all the conveniences required for modern lifestyles.

ACCOMMODATION

The cottage stands behind an old stone front wall with a picket fence opening onto a front terrace laid in brick setts with a composite front door with inset light opening into the SITTING ROOM which is a delightful room of enormous character and some depth with composite French doors opening onto the garden. The ceiling is heavily beamed and rafted and there is old timber framing around the bow window to the front, a decorative painted stone recess which is ideal for storage, wiring for a wall mounted TV, wiring for wall lights and an adjoining store which is a useful room with laminated flooring, window and a storage cupboard. A door from the sitting room opens into the WELL APPOINTED BREAKFAST KITCHEN with a range of oak faced wall and base mounted cabinetry with quartz working surfaces and breakfast bar. There are a range of Neff appliances including an induction hob, microwave and electric oven together with an AEG fridge, a Bosch washer dryer and a Franke stainless steel extraction chimney, a window overlooking the garden and a composite external door with inset windows. There is tiling to the floor and part tiling to the walls.

A staircase rises to the first floor landing with a window and ceiling rafters. BEDROOM ONE is a good double room in size with a double glazed window to the front and a wide bank of fitted wardrobes with hanging rails and shelving. BEDROOM TWO is also a good double room in size with a double glazed window to the front and the BATHROOM has a well appointed white suite with a panelled bath with shower end and shower over, WC and a square wash basin standing on a vanity unit with quartz top and cupboards beneath, a tall, shelved storage cupboard, a backlit sensor mirror above the sink, a radiator with chrome ladder towel railing, tiled walls, a ceiling beam and rafters and a double glazed window.

OUTSIDE

Station Cottage has a return, corner frontage to Shaw Lane and Station Road itself and stands behind an old stone wall with hedging and a front terrace laid in brick setts. There is gated side access off Shaw Lane to a side terrace laid in brick paviours with a useful storage shed. The REAR GARDEN has been hard landscaped for ease of maintenance with a paved patio with octagonal theme with composite French doors to the sitting room with a gravelled terrace beyond providing a further seating area. For central village cottage of this nature the garden enjoys a considerable degree of privacy and seclusion. There is a GARAGE which is access off Station Road, and which was re-roofed and re-wired in 2021. There are double doors to the front and double glazed French doors to the garden and the garage could equally be utilised as a gym, leisure room or could be an ideal office for those wishing to work from home.

We are informed by the Vendors that all mains services are connected.

COUNCIL TAX BAND E – Shropshire

POSSESSION Vacant possession will be given on completion.

VIEWING Please contact the Tettenhall Office.

The property is FREEHOLD.

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Offers Around
£289,000

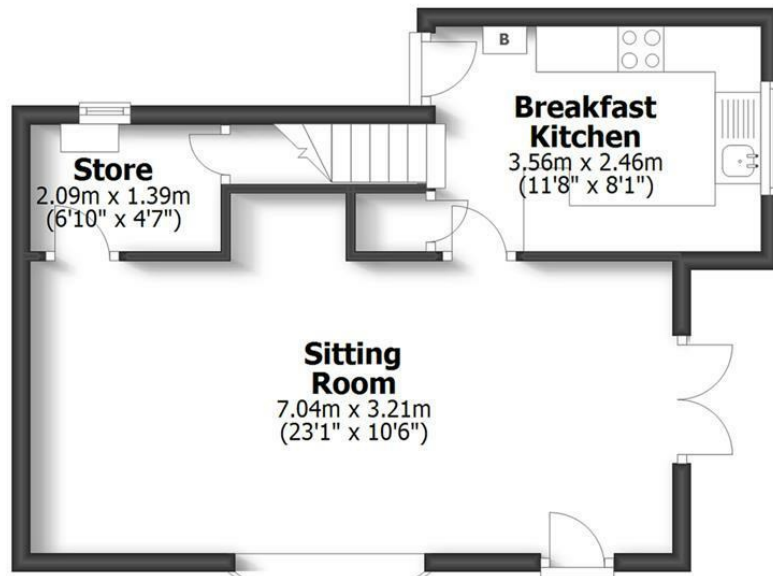
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IMPORTANT NOTICE: Every care has been taken with the preparation of these Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. Areas, measurements and distances are approximate and the text, photographs and plans are for guidance only. If there is any point which is of particular importance please contact us to discuss the matter and seek professional verification prior to exchange of contracts.

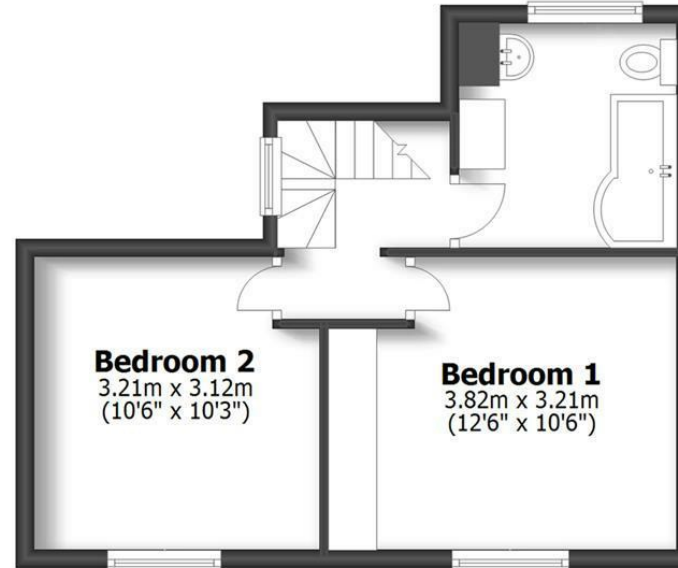


Station Cottage
Albrighton

HOUSE: 69.7sq.m. 750sq.ft.
 GARAGE: 13.8sq.m. 149sq.ft.
TOTAL: 83.5sq.m. 899sq.ft.
 INTERNAL FLOOR AREAS ARE APPROXIMATE
 FOR GENERAL GUIDANCE ONLY - NOT TO SCALE
 POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES
 AND OTHER FEATURES ARE APPROXIMATE



Ground Floor



First Floor

