



**1 Chapel Cottages, Chesterton, Bridgnorth, Shropshire, WV15 5NX**

**BERRIMAN**  
**EATON**





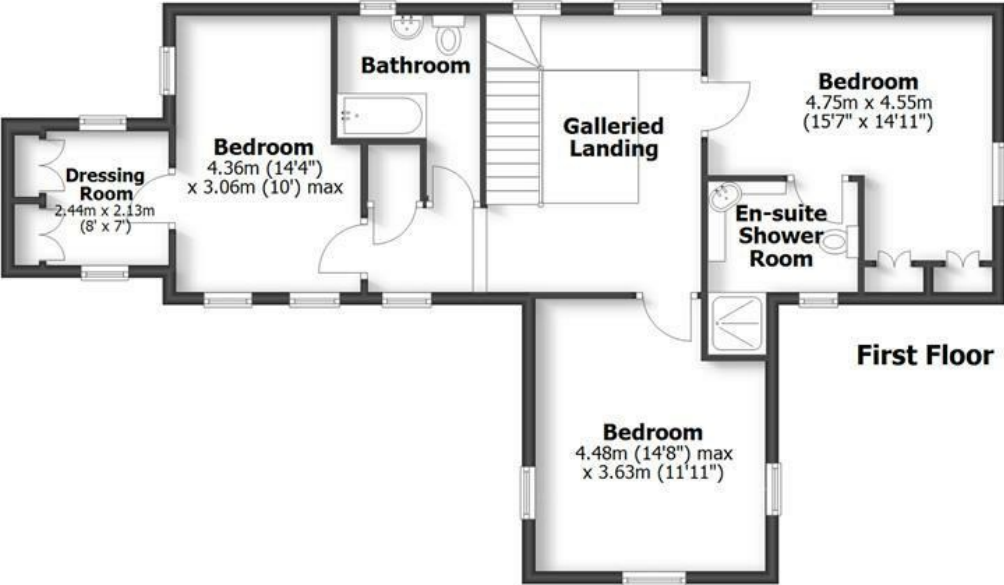
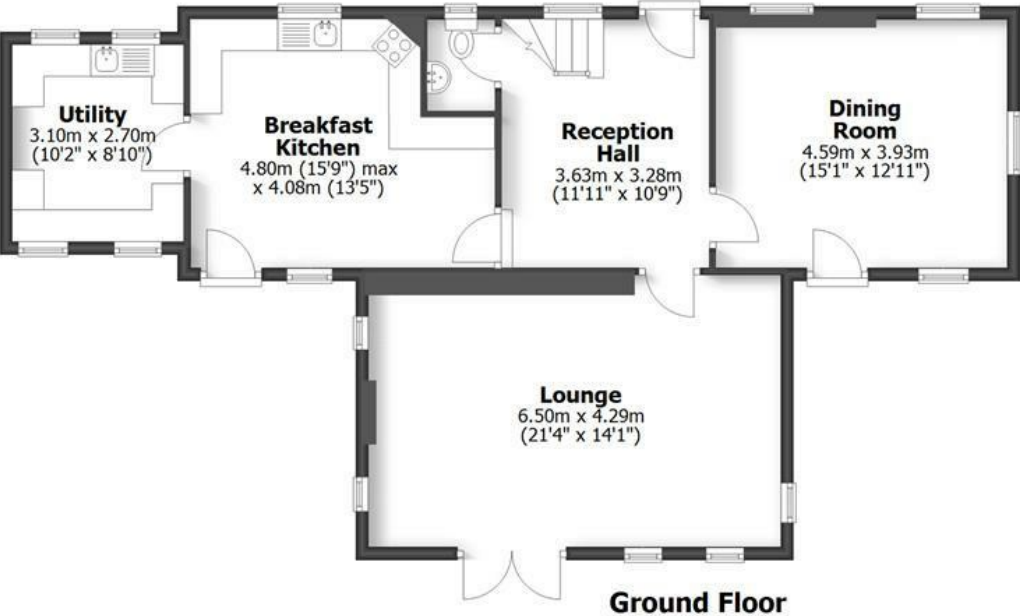
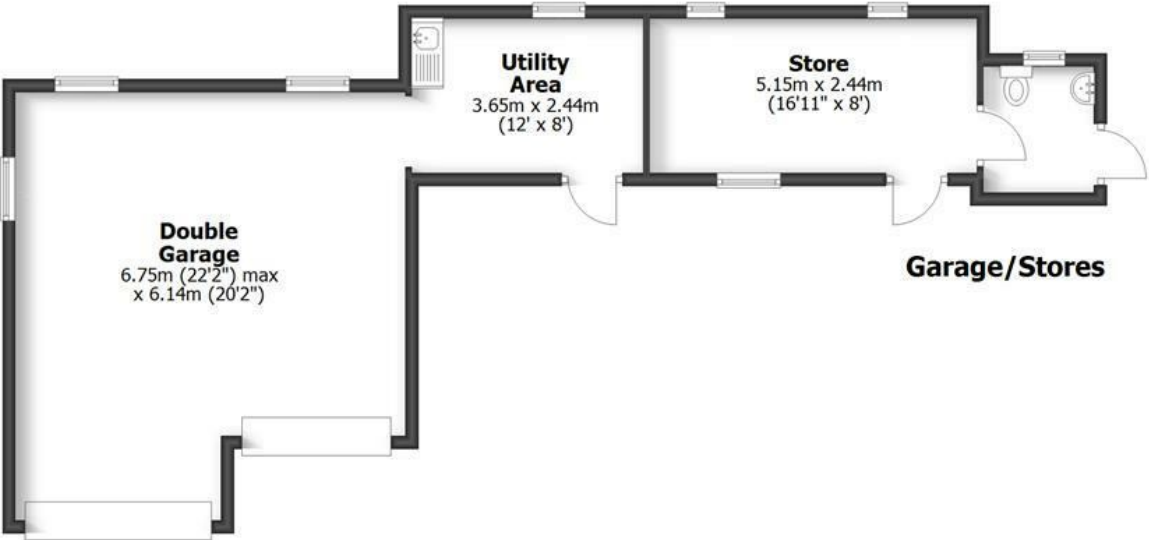
## 1 Chapel Cottages, Chesterton, Bridgnorth, Shropshire, WV15 5NX

An idyllic, part sandstone detached cottage central to the village yet private, with large surrounding gardens and a detached double garage with stores.  
 Bridgnorth - 6 miles, Telford - 10 miles, Wolverhampton - 10 miles, Shrewsbury - 26 miles, Kidderminster - 16 miles, Stourbridge - 13 miles, Birmingham - 21 miles.  
 (All distances approximate).

**1 CHAPEL COTTAGES**  
**CHESTERTON, SHROPSHIRE**

HOUSE: 165.3sq.m. 1,778.9sq.ft.  
GARAGE/STORES: 63.2sq.m. 679.9sq.ft.  
**TOTAL: 228.5sq.m. 2,458.8sq.ft.**

INTERNAL FLOOR AREAS ARE APPROXIMATE  
FOR GENERAL GUIDANCE ONLY - NOT TO SCALE  
POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES  
AND OTHER FEATURES ARE APPROXIMATE



## LOCATION

Chesterton is a highly sought after Shropshire hamlet surrounded by farmland enjoying a rural outlook yet only a short distance from the Historic market town of Bridgnorth and is within easy commuting distance of Telford, Shrewsbury and Wolverhampton. The area is tranquil with an abundance of footpaths and bridleways for lovers of the great outdoors with three near-by golf courses. Albrighton is located within 6 miles which benefits from having an hourly train service to Birmingham City centre and Doctors Surgery. There is a small convenience store only a few minutes drive away at Rudge Heath providing a wide array of everyday items with other pubs and cafes only a short distance away.

## ACCOMMODATION

Chapel Cottages is steeped in history with a wealth of oak beams and sandstone as part of the original construction, and has been modernised sympathetically, surrounded by the large gardens. Upon entering the cottage. the reception hall welcomes you in with a beautiful beamed ceiling, part exposed sandstone walls and a guest cloakroom/WC with galleried landing above. The living room features an exposed brick fireplace having windows and French doors out to the garden. A separate dining room, with beamed ceiling provides the perfect place to entertain with windows to the front, side and rear elevations. From the hall steps rise up into the breakfast kitchen fitted with matching base and wall cabinets along with appliances to include a dishwasher, oven, microwave, hob with extractor hood above and a fridge. Windows look out to the front and rear elevation's with a door opening out to the gardens. Leading off the kitchen is the utility room housing the central heating boiler along with an inset sink unit, cupboards with work tops over and provision for a washing machine.

From the reception hall, stairs rise to the spacious galleried landing with linen cupboard and doors off to; The principal double bedroom enjoys a dual outlook, fitted wardrobes and an en-suite shower fitted with a WC, vanity unit, wash hand basin and a shower. There are a further two double bedrooms one of which has an adjoining dressing room with fitted wardrobes. The family bathroom comprises a suite to include a WC and wash hand basin within a vanity unit and a bath having a shower over.

## OUTSIDE

Approached over a gravelled driveway providing extensive parking and a double detached garage block with an adjoining utility area, large workshop/playroom and a separate gardeners WC. The gardens wrap around the cottage, mainly laid to lawn with a patio terrace and planted border enjoying a high degree of privacy with fields to the rear.

## TENURE:

We are advised that the property is FREEHOLD and Grade II Listed. Verification should be obtained from your solicitor.

## SERVICES:

We are advised by our client that mains water and electricity are connected. Oil central heating (oil supplied by Oakley's). Private drainage. Please note that there is a monthly management fee for the village private sewage treatment plant. Verification should be obtained from your surveyor.

## COUNCIL TAX:

Shropshire Council.  
Tax Band: G.

## FIXTURES AND FITTINGS:

By separate negotiation.

## VIEWING ARRANGEMENTS:

Viewing strictly by appointment only. Please contact the BRIDGNORTH OFFICE.

## DIRECTIONS:

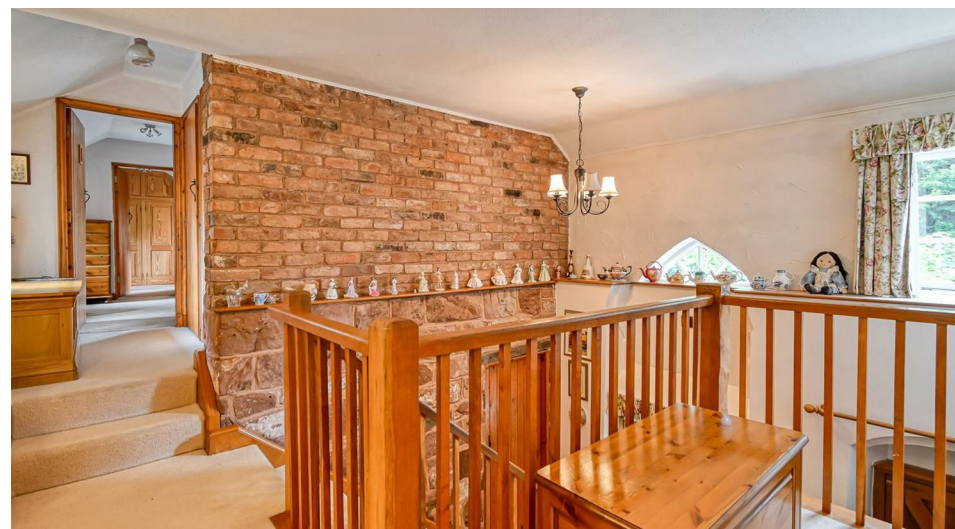
From Bridgnorth proceed on the A454 Bridgnorth to Wolverhampton Road. On reaching the turning for Worfield, turn left and first right towards Chesterton. At the junction of the B4176 proceed straight over passing Chesterton Golf Club on the right hand side. After passing the Golf Club, take the first right towards Chesterton. At the junction turn left where 1 Chapel Cottage can be found on the right hand side.

Offers Around £780,000

EPC:

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.







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**BERRIMAN EATON**