



The Old Bell House, Alveley, Bridgnorth, Shropshire, WV15 6NE

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A rare opportunity to purchase this Grade II* Listed property with historically renowned stone carvings, and a plethora of history dating back to around the 12th century. The property, which dates back to around the 17th century, includes a large detached barn with potential for various uses (STPP), in this sought after Shropshire village. Kidderminster - 7 miles, Bridgnorth - 8 miles, Telford - 19 miles, Much Wenlock - 15 miles, Ludlow - 26 miles, Shrewsbury - 28 miles, Worcester - 21 miles, Birmingham - 25 miles. (All distances are approximate).

LOCATION

Positioned in the historic part of the village near the Church and pub, this popular Shropshire village is ideal for commuters with easy links to Kidderminster and Bridgnorth. The property benefits from a peaceful aspect whilst the village has local amenities such as: convenience shops, doctors surgery, primary school, cricket club and numerous popular pubs/restaurants. Of particular note is the Severn Valley Country Park, providing miles of countryside and riverside walks, there is also a small station for the Severn Valley Steam Railway.

ACCOMODATION

The Old Bell House is home to a wealth of fascinating history; a grade II* Listed building dating back as far as the 17th century, is rich in character featuring incredible stone carving artefacts examined by leading historians, exposed beams and charming features throughout. On entering the property, through the entrance porch there is a large entrance hall with striking exposed beams and inglenook fireplace, a small step leads off to a reception area with further feature fireplace. The bright and spacious living room has a large bay window and log burner, a side door leads off to an extension that currently offers a home office and a modern shower room with downstairs toilet facility. The kitchen is spacious with a pantry and the dining room has French doors out onto the garden.

From the reception hall stairs rise to a first floor landing. The principal bedroom has a pleasant outlook, gorgeous vaulted ceiling with exposed beams and brickwork. There are two further double bedrooms and a fourth single bedroom all featuring exposed beams and having impressive views. The family bathroom is modern with incredible views over the village and beyond. There is a further WC and separate shower room off the landing.

OUTSIDE

The property benefits from a large garden plot with delightful views, a large lawn, variety of matured plants and fruit trees, a greenhouse and garden pond. There is also a substantial driveway providing plentiful parking with pathways off to both the front and side of the property.

DEVELOPMENT POTENTIAL

We have been advised there is planning permission for an extension to the dining room with an additional bedroom that can be viewed on: (Shropshire planning portal reference: 09/02811/LBC). The large detached two storey barn offers a wealth of opportunity (STPP).

TENURE

We are advised by our client that the property is FREEHOLD. Verification should be obtained by your solicitor.

SERVICES

We are advised by our client that all mains services are connected. Verification should be obtained by your surveyor.

COUNCIL TAX

Shropshire Council.
<https://www.gov.uk/council-tax-bands>

VIEWING ARRANGEMENTS

Viewings strictly by appointment only, please contact the BRIDGNORTH OFFICE.

Tettenhall Office

01902 747744

tettenhall@berrimaneaton.co.uk

Lettings Office

01902 749974

lettings@berrimaneaton.co.uk

Bridgnorth Office

01746 766499

bridgnorth@berrimaneaton.co.uk

Wombourne Office

01902 326366

wombourne@berrimaneaton.co.uk

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www.berrimaneaton.co.uk

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.

THE OLD BELL HOUSE

ALVELEY, SHROPSHIRE

HOUSE: 192.6sq.m. 2,073.3sq.ft.
 CELLAR: 28.5sq.m. 307.0sq.ft.
 BARN: 119.6sq.m. 1,287.0sq.ft.
TOTAL: 340.7sq.m. 3,667.3sq.ft.

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







