



SAMUEL WOOD

4 Ernley Drive, Brades Meadow, Montgomery, Powys, SY15 6UR

Asking Price £575,000



4 Ernley Drive

Brades Meadow, Montgomery, Powys, SY15 6UR



- Beautifully Presented Luxury Family Home
- Bespoke High Specification Kitchen Diner
- Landscaped Wrap Around Garden & Detached Double Garage
- Large Living Room With Feature Log Burner
- Oil Central Heating
- Four Generously Sized Double Bedrooms With Balcony Access
- Brick Walled Plot With Large Driveway
- Two En-Suites & Family Bathroom
- Spacious Dining Room With Solid Oak Flooring
- EPC Rating C

Samuel Wood is delighted to offer for sale this beautifully presented detached four family home on Ernley Drive, Brades Meadow, Montgomery. This luxurious former show home boasts a well designed layout with stunning contemporary living spaces, complemented by a large driveway, detached double garage and wonderfully landscaped wrap around garden. Situated in the idyllic town of Montgomery, Powys close to excellent local amenities including shops, restaurants, cafes, marvellous rural walks, the tourist attraction Montgomery Castle, within good school catchment and practical road links. Viewing is highly recommended by the selling agent.

4 Ernley Drive is a stunning four-bedroom detached home in Montgomery, Powys, set within an exclusive brick-walled plot. The ground floor features a spacious entrance hallway leading to a dedicated home office and a convenient cloakroom. The generously sized dining room boasts a feature fireplace and solid oak flooring, creating an inviting space for entertaining. The living room is equally impressive, with another feature fireplace, triple aspect windows and double doors opening onto the landscaped garden. The heart of the home is the bespoke kitchen diner, complete with granite worktops, integrated appliances including a double oven, microwave, freezer and dishwasher. The kitchen gives access to a separate utility room with integrated storage cupboards.

Upstairs, the property offers four double bedrooms, each designed for comfort and style. Two of the bedrooms benefit from en-suite bathrooms, while all four enjoy direct access to the expansive balcony sun terrace. A high-specification family bathroom serves the remaining two bedrooms, ensuring luxurious accommodation throughout. As a former show home, this residence includes brand-new high-spec radiators and an efficient oil boiler located in the utility room, ensuring modern comfort and energy efficiency.

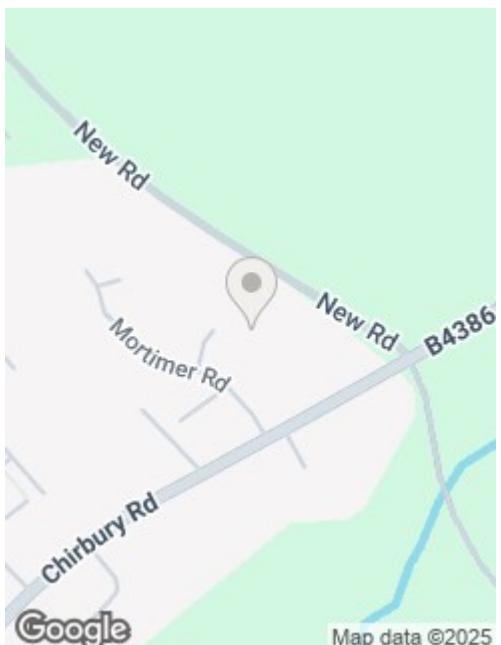
The exterior of 4 Ernley Drive is equally impressive, with a beautifully landscaped wrap-around garden enhancing its curb appeal. A large driveway provides ample parking, complemented by a detached double garage with a usable loft space for additional storage and vehicle space. The brick-walled front boundary ensures privacy, while the well-maintained outdoor spaces offer the perfect setting for relaxation and entertaining. There is also a spacious outside garden room ideal for those spring/summer days. This exceptional home seamlessly blends luxury, practicality and elegant design in a sought-after cul-de-sac location.







Directions



Services: We understand that the property has mains oil heating, mains electricity, mains water and mains drainage.

Broadband Speed: Basic 18Mbps & Superfast 56Mbps

Flood Risk: Very Low

Tenure: We understand the tenure is Freehold

Local Authority: Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury, Shropshire SY2 6ND. Tel 0345 678 9000

Council Tax Band: G

Mortgage Services: We offer a no obligation mortgage service through Hilltop Mortgage Solutions. Please ask a member of our team for further details.

Referral Services: Samuel Wood routinely refers vendors and purchasers to providers of conveyancing and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.







We take every care in preparing our sales details. They are checked and usually verified by the Vendor. We do not guarantee appliances, alarms, electrical fittings, plumbing, showers etc. You must satisfy yourself that they operate correctly. Room sizes are approximate; they are usually taken in metric and converted to imperial. Do not use them to buy carpets or furniture. We cannot verify the tenure, as we do not have access to the legal title; we cannot guarantee boundaries or rights of way so you must take the advice of your legal representative. No person in the employment of or representing Samuel Wood has any authority to make any representation or warranty whatever in relation to this property. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view. Applicants are advised that the majority of our shots are taken with a wide angle lens.

CONTEMPORARY AGENCY • TRADITIONAL VALUES

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