

69 Caradoc View, Hanwood, Shrewsbury, SY5 8ND

Shrewsbury & Country House Sales

MILLER EVANS

69 Caradoc View, Hanwood, Shrewsbury, SY5 8ND

£130,000 Leasehold

- Well presented first floor leasehold flat.
- Two bedrooms and bathroom
- Spacious living room and kitchen
- Small, private, well-maintained garden providing an attractive outdoor space.
- Electric heating and double glazing
- Convenient village location with excellent local amenities





A neatly presented two-bedroom leasehold first-floor flat situated in the popular village of Hanwood. The accommodation comprises an entrance hall, a bright and spacious living room, a well-appointed kitchen, two bedrooms, and a bathroom. Outside, there is a small private garden and the property benefits from electric heating and double glazing throughout. The property was recently rewired in December 2023, and the hot water cylinder was replaced in December 2025.

The property is situated within a well-regarded community just a few miles south-west of Shrewsbury. Hanwood offers a welcoming village atmosphere with a range of local amenities, including a village shop, primary school, public house, and excellent access to the surrounding Shropshire countryside, making it an ideal location for those seeking a balance of rural living and convenient access to the town.

This well-presented flat would make an ideal first-time purchase, investment property, or home for those looking to downsize in a desirable village location.



ENTRANCE HALL
6'7" x 11'5"

LIVING ROOM
15'8" x 11'5"

KITCHEN
9'4" x 11'5"
Fitted with a range of matching wall and base units
Large store cupboard

BEDROOM 1
12'1" x 14'9"

BEDROOM 2
9'4" x 7'5"

BATHROOM
5'6" x 7'0"
Panelled bath
Wash hand basin, wc

GARDENS AND GROUNDS

There is the benefit of a private rear garden, that has been neatly maintained, offering an attractive outdoor space for relaxing or gardening.



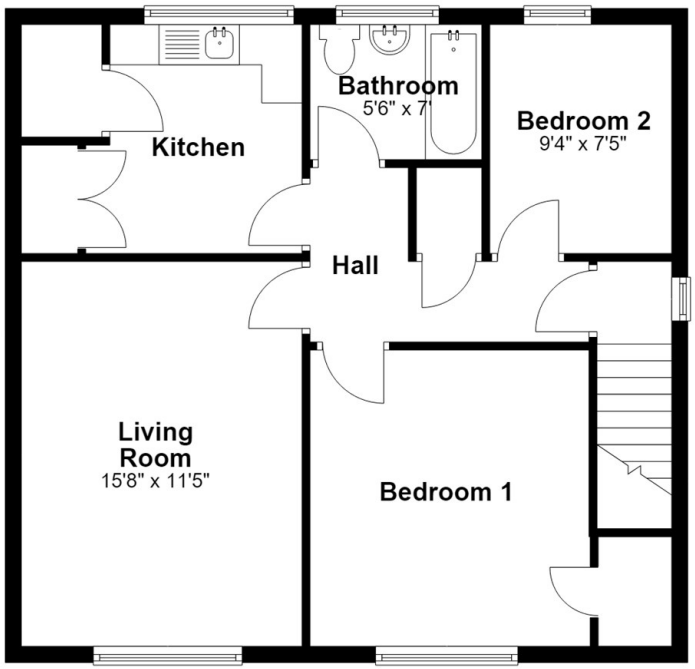




HOW TO GET THERE

When approaching from Shrewsbury take the A488 to Hanwood. Shortly after entering the village, turn right into Caradoc View. Continue to the top of the bank where the property will be found on the left hand side.

Floor Plan



Total area: approx. 671.5 sq. feet

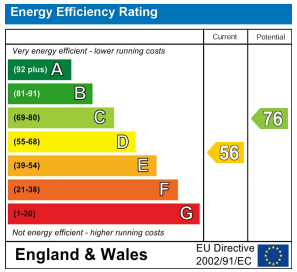
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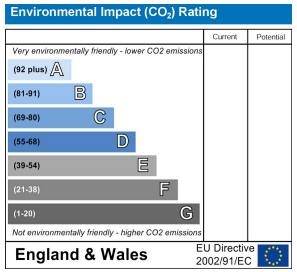
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IMPORTANT NOTICE

Our particulars have been prepared with care and are checked where possible by the vendor. They are however, intended as a guide. Measurements, areas and distances are approximate. Appliances, plumbing, heating and electrical fittings are noted, but not tested. Legal matters including Rights of Way, Covenants, Easements, Wayleaves and Planning matters have not been verified and should take advice from your legal representatives and Surveyor. Some images may have been enhanced.
This property may be subject to additional management service charges.

Miller Evans is fully committed to implementing the GDPR 2018 and the Money Laundering Regulations 2017 and will at all times ensure that your personal data is held in strict accordance with the law.

DO YOU HAVE A PROPERTY TO SELL ?

We will always be pleased to give you a no obligation market assessment of your existing property to help with your decision to move.

SERVICES

We understand that mains water, electricity, drainage are connected to the property.

Council Tax Band : A

LOCAL AUTHORITIES

Shropshire Council
Shirehall, Abbey Foregate, Shrewsbury SY1 6ND
Tel : 0345 678 900

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