



£350,000 Offers Over

Chapel Farm, Minsterley, Shrewsbury

Detached House | 4 Bedrooms | 1 Bathroom

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Grantham
ESTATES

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Step Inside

Key Features

- Downstairs WC
- Stunning Detached Family Home
- Exclusive 3-property setting
- Spacious, light-filled interior
- Generous private gardens
- Driveway and integrated garage
- Large lounge and conservatory
- Three double bedrooms plus one single

Property Description

An attractive detached family home in an exclusive three-property setting, offering spacious, light-filled living with generous private gardens, driveway with EV charging, an integrated garage, a large lounge, conservatory, well-appointed kitchen, 4 bedrooms, family bathroom & private rear garden.

Main Particulars

Nestled in an exclusive setting, shared by just three properties, 2 Chapel Farm offers a rare opportunity to acquire an attractive, detached family home in the heart of a bustling village. Tucked away discreetly off Plox Green Road, this spacious and light-filled residence promises privacy and tranquillity, whilst remaining moments from local amenities.

As you approach, a neatly presented gravel driveway, large enough for 3+ cars, with a convenient EV charging point leads to the integrated garage, offering ample off-road parking. The front lawned garden, enclosed by tasteful fencing, provides a welcoming first impression. A charming storm porch shelters the front door, inviting you into a spacious reception hallway.

Step inside and be greeted by a sense of warmth and space. To your left, a handy downstairs cloakroom features a WC and hand basin. To your right, the generously proportioned lounge beckons. An impressive exposed brick chimney breast with an inset inglenook and timber beam creates a striking focal point, housing a cosy electric log-burning effect stove. A large window overlooks the private front garden, flooding the room with natural light. Double doors seamlessly connect the lounge to a delightful conservatory, offering a superb extension for entertaining and relaxation, with further double doors leading directly to the enclosed rear garden.

Back in the hallway, a convenient under-stairs cupboard provides valuable storage. The heart of this home lies to your left: a beautifully appointed kitchen. Fitted with a comprehensive range of floor and wall-mounted storage units, it boasts an integrated electric oven, induction hob, and extractor hood. A ceramic sink with a mixer tap sits beneath a window overlooking the front of the property, while plumbing and space are provided for a dishwasher. Double doors open out to the family-friendly rear garden, creating a wonderful indoor-outdoor flow. Adjacent to the kitchen, a practical utility room offers ample space for laundry facilities, an additional sink, and further storage with generous worktop space. This room also conveniently houses the boiler, and benefits from a window and door leading to the rear garden, with an internal door providing direct access to the integrated garage.

Ascend the staircase to the first floor, where you will discover a well-proportioned landing with a handy airing cupboard. The first floor boasts three comfortable double bedrooms and a versatile single bedroom, ideal for a child's room, home office, or guest accommodation. The two largest double bedrooms benefit from thoughtfully fitted wardrobes, providing excellent storage solutions. The family bathroom offers a luxurious retreat, featuring a corner bath with separate taps and an individual shower head, alongside a separate shower cubicle, WC, and a hand basin with an illuminated mirror above.

Outside, the private and not overlooked rear garden is a true highlight. A large stone terrace sweeps from the conservatory to the rear gate, offering a superb level of privacy and a generous paved sun terrace. Adjacent to the house, a charming covered veranda area provides the perfect spot for alfresco dining, whatever the weather. A newly fitted, large raised decking area offers an ideal space for entertaining, while the manicured lawn is bordered by attractive flower and shrub beds. The entire garden is securely enclosed by new wooden fencing, ensuring a safe and private haven for your family to enjoy, with the added benefit of a large shed for additional storage.

Pontesbury 2 miles, Shrewsbury 10 miles, Telford 23 miles

Council Tax Band: D (Shropshire Council)

Tenure: Freehold

Parking options: Garage

Garden details: Private Garden

Electricity supply: Mains

Heating: Gas Mains

Water supply: Mains

Sewerage: Mains

Location

Chapel Farm is enviably located in the heart of Minsterley, a vibrant Shropshire village that perfectly blends rural tranquility with convenient amenities. Families will appreciate the highly regarded Minsterley Primary School, offering a nurturing environment for younger children, with further educational options in the neighbouring village of Pontesbury, which also provides a secondary school. Within Minsterley itself, residents benefit from a well-stocked local supermarket, a petrol station, a post office, a veterinary surgery, and popular takeaways. For a wider range of shopping, leisure, and cultural pursuits, the historic county town of Shrewsbury is just a short drive away, easily accessible via well-maintained road links like the A488. This ensures excellent connectivity to the wider road network, including routes towards Birmingham and Chester via the A5 and A49, making Chapel Farm an ideal base for both local and regional commuting.

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 you should take advice from your legal representatives and Surveyor.

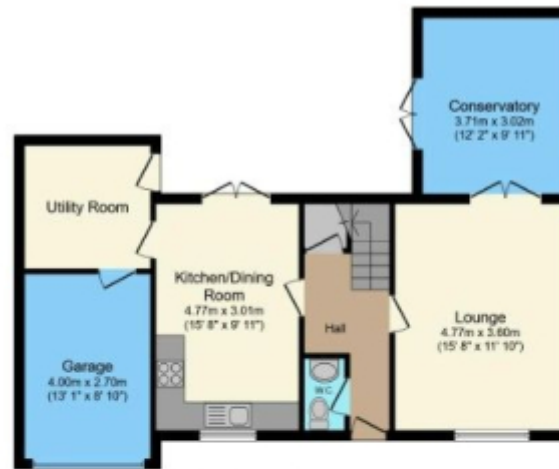
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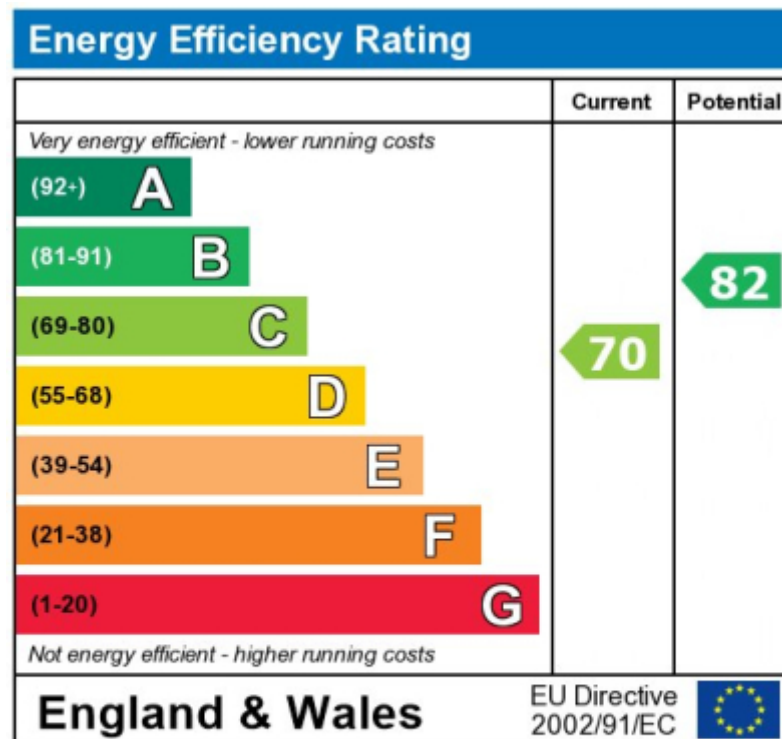
Ground Floor



First Floor

This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2025 13918701 Registered Office: ,



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy

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