SAMUEL WOOD

9 Beaconsfield Park, Ludlow, Shropshire, SY8 4LY

Offers Based On £347,500

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This delightful detached two bedroom bungalow has a wonderful view over open farmland to the rear and enjoys well-maintained gardens, driveway parking, carport and garage. Accommodation benefiting from gas-fired heating and UPVC double glazing briefly includes entrance hall, large L- shaped sitting room with dining area, kitchen, two bedrooms both with fitted wardrobes and bathroom with separate bath and shower. No onward chain.

- Detached bungalow
- Desirable cul-de-sac on edge of town
- Fantastic rural views to rear
- Gas heating UPVC double glazing
- Well-maintained gardens
- Driveway parking, carport and garage

Location

Beaconsfield Park is a popular and select small cul-de-sac sitting right on the eastern outskirts of the town and is a short walk to the new Marks & Spencer food Hall whilst Ludlow's historic town Centre is around a mile away.

Accommodation

The property is approached into an L-shaped entrance hall with double doors into the boiler cupboard housing the recently replaced Worcester gas-fired boiler.
There is a large L-shaped Living / dining room with its feature fireplace, double doors out onto the garden with this phenomenal view and further double doors into the rear conservatory.

The kitchen is a practical space with a serving hatch to the dining area and has an integrated fridge.

Both bedrooms sit at the front of the bungalow and have an excellent range of fitted bedroom furniture. They are served by a bathroom which includes a separate shower and bath.

Outside

The property is located right on the eastern outskirts of the town and approached onto a concrete driveway which provides excellent parking and room for two cars under a carport. This in turn leads to a detached single garage. The front garden is lawned whilst to the rear the enclosed garden has been landscaped to include flagstone paving with circular feature, gravelled sections, attractive borders, a greenhouse and of course this lovely view over farmland.

Services

Services: We understand that the property has Mains electricity, water drainage and gas. Gas-fired heating to radiators via a Worcester boiler which was replaced in 2026. Windows are upvc double glazed.

Broadband speed available between 15 and 1800 MBPS

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: C

Should a sale be agreed, please note that under the Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 we are required to complete Anti-Money Laundering (AML) checks for all purchasers. We use Movebutler, a secure HMRC-approved platform by Credas, to collect purchasers' proof of identity. A charge of £25 per person will be collected by Movebutler, a link will be sent to you to carry out these proof of identity checks.

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.

Viewings: Strictly by appointment only, please contact the office on 01584 875 207 or email ludlow@samuelwood.co.uk. For out of hours enquiries please contact Andrew Cadwallader 07974 015 764

Floor Plans

Floor Plan

Total floor area: 97.8 sq.m. (1,053 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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.