



The Green, Brineton, Shifnal

£295,000 Freehold

2 bedroom terraced house for sale

Description

Viewing is highly recommended to appreciate this charming **two-bedroom mid-terraced cottage**, enjoying an attractive countryside setting with **open field views**. Offered for sale with **no upward chain**, the property provides an excellent opportunity for buyers seeking a peaceful rural home whilst remaining conveniently placed for major road links.

The accommodation includes a welcoming **lounge with a multi-fuel log burner**, providing a cosy focal point to the room. To the rear is a spacious **kitchen/diner**, fitted with a range of units and including an integrated fridge/freezer, dishwasher, electric hob, oven and extractor hood, with ample space for dining.

To the first floor are **two bedrooms** together with a modern **shower room**. Further benefits include **double glazing and central heating**.

Outside, the property has a **rear garden** enjoying the surrounding countryside setting, together with **off-road parking**.

Situated within the countryside close to **Weston Park**, the property combines rural living with excellent accessibility. The **A5 and A41** are within easy reach, together with **M54 Junction 3**, providing convenient connections to surrounding towns and further afield.



A delightful country cottage offering character, open views and excellent transport links, with the added advantage of **no upward chain**. Early viewing is highly recommended.

- Council Tax Band: B
- Tenure: Freehold
- Parking options: Residents
- Garden details: Enclosed Garden, Private Garden, Rear Garden
- Electricity supply: Mains
- Heating: Electric
- Water supply: Mains
- Sewerage: Mains

Tenure
Freehold



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs (92-100) A			Very environmentally friendly - lower CO ₂ emissions (92-100) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales			England & Wales
EU Directive 2002/91/EC			EU Directive 2002/91/EC
The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.			The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO ₂)

Viewing by appointment only
 Courtney Downing Estates Ltd - Head Office
 Courtney Downing Estates Ltd, C/O Clear Accountancy Services Ltd, E Innovation Centre,
 Telford, Shropshire TF2 9FT
 Tel: 07792936415 Email: courtney@courtneydowningestates.co.uk Website:

