



COBB
AMOS

SALES | LETTINGS | AUCTIONS
LAND & NEW HOMES

1, Titterstone Close, Ludlow, SY8 3QZ
Price £279,000



1, Titterstone Close Ludlow

A superb opportunity to acquire a well-presented two-bedroom detached bungalow situated in the popular village of Clee Hill, just a short drive from the historic market town of Ludlow.

This attractive home is set on a generous corner plot at the end of a quiet cul-de-sac, offering far-reaching views across the surrounding countryside and the Titterstone Clee Hill landscape. Ideal for families, downsizers, or those looking for a peaceful rural setting with excellent access to amenities.

FEATURES

- Spacious Two-Bedroom Home with Flexible Living Accommodation
- Light-Filled Lounge with Feature Fireplace and Doors to Patio
- Fitted Kitchen with Garden and Garage Access
- Private Garden with Patio Area and Lawn
- Driveway Parking and Garage
- Double Glazing and Central Heating Throughout
- Sought-After Residential Location
- Friendly Community, Close to Local Shop and School
- No Onward Chain

Material Information

Price £279,000

Tenure: Freehold

Local Authority: Shropshire Council

Council Tax: C

EPC: D (61)

For more material information visit www.cobbamos.com

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	61 D	
39-54	E		
21-38	F		
1-20	G		

Introduction

Situated in a quiet cul-de-sac in the village of Clee Hill, 1 Titterstone Close is a well-presented home with generous outdoor space, countryside views, and easy access to Ludlow and local amenities.

Property Description

The entrance hall offers a warm welcome into the home, providing access to the main living areas and the bedrooms. It sets the tone for the property with a clean and inviting first impression. A convenient cloakroom comprising W.C. and wash hand basin is accessible from the inner hall, continue to the living room, a bright and spacious reception area benefitting from large windows that flood the space with natural light and provide scenic views towards the surrounding hills. This is an ideal space for relaxation or entertaining guests. The kitchen / breakfast room has been thoughtfully designed to combine practicality and style. It features ample storage, planned space for cooker and fridge / freezer, and space for a table and chairs making it a central hub for family life or social gatherings.

The bedrooms are generously proportioned, with built-in storage available in both of the rooms. Each bedroom offers comfortable and flexible living space suitable for a range of needs. The bathroom comprises a three-piece suite, including a bath with shower over, a pedestal wash basin, and W.C. The space is well-presented and functional, catering to both convenience and comfort.

The single garage can be accessed via an internal service door from the kitchen, or

via electrically operated roller doors to the front. Having power, light and plumbing for washing machine, the garage also houses the boiler.

Outside

The property boasts low-maintenance front and rear gardens which are mainly laid to lawn and patio. Gravel borders add a practical space for pots, while a patio seating area to the rear garden provides the perfect spot for outdoor dining or enjoying the sunshine. Side access is also available for added practicality, an area of extra land on the other side could be developed (subject to relevant permission) into a further bedroom or conservatory.

Services

All mains services are connected to the property including oil-fired central heating, mains water and mains drainage. Windows and external doors are double glazed.

Location

Clee Hill is a charming Shropshire village offering a blend of rural tranquillity and practical amenities including a convenience store, primary school, Fish & Chip Shop, Café and doctors' surgery. The nearby town of Ludlow (approx. 6 miles) offers a wealth of independent shops, restaurants, and cultural attractions. Excellent walking, cycling, and outdoor pursuits are right on your doorstep, with Titterstone Clee Hill itself a popular local landmark.

Broadband Speeds

Basic: 16 Mbps | Superfast: 80 Mbps

Local Authority

Shropshire Council
Council Tax Band: C





Tenure

We understand the property is freehold.

Agents Note

In accordance with The Money Laundering Regulations 2007, Cobb Amos are required to carry out customer due diligence checks by identifying the customer and verifying the customer's identity on the basis of documents, data or information obtained from a reliable and independent source. At the point of your offer being verbally accepted, you agree to paying a non-refundable fee of £24 Inc. VAT per purchaser, in order for us to carry out our due diligence.

Viewing Arrangements

Viewings arranged by appointment, please contact Cobb Amos Ludlow on Tel: 01584 874 450 Email: ludlow@cobbamos.com

DIRECTIONS

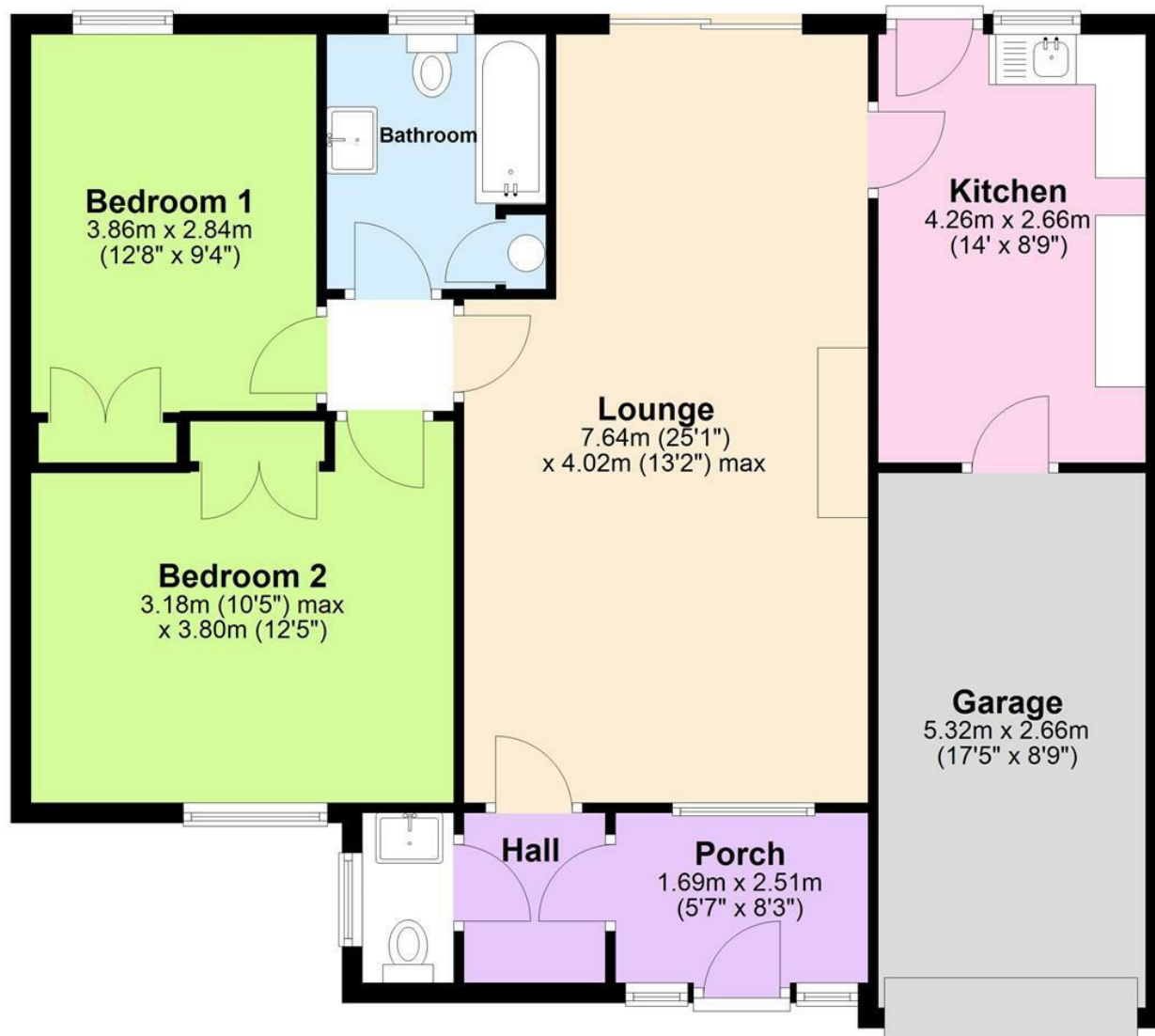
We recommend using What3Words, navigate to: - [///inspects.computer.bungalows](https://www.what3words.com////inspects.computer.bungalows)





Ground Floor

Approx. 97.1 sq. metres (1045.0 sq. feet)



We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. The copyright of all details, photographs and floorplans remain exclusive to Cobb Amos.

COBB AMOS

SALES | LETTINGS | AUCTIONS
LAND & NEW HOMES

Hereford

Telephone: 01432 266007
hereford@cobbamos.com
14 King Street, Hereford, HR4 9BW

Ludlow

Telephone: 01584 874450
ludlow@cobbamos.com
5 High Street, Ludlow, SY8 1BS

Lettings

Telephone: 01432 266007
lettings@cobbamos.com
14 King Street, Hereford, HR4 9BW

Leominster

Telephone: 01568 610310
leominster@cobbamos.com
5 Broad Street, Leominster, HR6 8BS

Knighton

Telephone: 01547 529907
knighton@cobbamos.com
22 Broad Street, Knighton, LD7 1BL

Land & New Homes

Telephone: 01584 700648
landandnewhomes@cobbamos.com
5 High Street, Ludlow, SY8 1BS

Head Office

Telephone: 01568 605300
hello@cobbamos.com accounts@cobbamos.com
First Floor Executive Suite, 5 High Street, Ludlow, SY8 1BS



www.cobbamos.com