



OAKHILL

ROMSLEY LANE | SHATTERFORD | DY12 1RT





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Kidderminster 4.6 miles | Worcester 19.1 miles | Bridgnorth 10.7 miles | Ludlow 29 miles |
(all mileages are approximate)

AN IMPRESSIVE FOUR BEDROOM DETACHED BUNGALOW SET WITHIN
APPROXIMATELY 4.55 ACRES.

Attractive detached bungalow
Four double bedrooms
Extensive gardens and grounds approx 4.55 acres
Three Kennel blocks and outbuildings
Desirable semi-rural location near Bewdley



Kidderminster Office

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Viewing is strictly by appointment with the selling agents

GENERAL REMARKS

Halls are delighted with instructions to offer Romsley Lane for sale by Private Treaty.

This attractive and individually designed detached bungalow occupies a generous plot of 4.55 acres in a desirable semi-rural location and offers spacious and versatile accommodation throughout together with extensive gardens, driveway parking and garage facilities.

The property enjoys a particularly appealing position within the Shatterford area, surrounded by attractive countryside and providing an excellent opportunity to acquire a well-proportioned home offering privacy, space and rural outlooks.

SITUATION

Shatterford is a sought-after village situated between Bewdley and Kidderminster, offering a peaceful rural environment whilst remaining conveniently placed for access to local amenities and transport links.

The nearby town of Bewdley provides a charming range of shops, restaurants and riverside walks along the River Severn, while Kidderminster offers further shopping, leisure and rail connections.

PROPERTY

The accommodation is arranged on one level and briefly comprises a welcoming entrance hall providing access to the living accommodation.

The main reception room provides a spacious and comfortable living area featuring a log burner, benefitting from excellent natural light and offering a pleasant setting for relaxing and entertaining.

A separate dining room provides an ideal space for formal dining or family gatherings, with views over the surrounding garden areas.

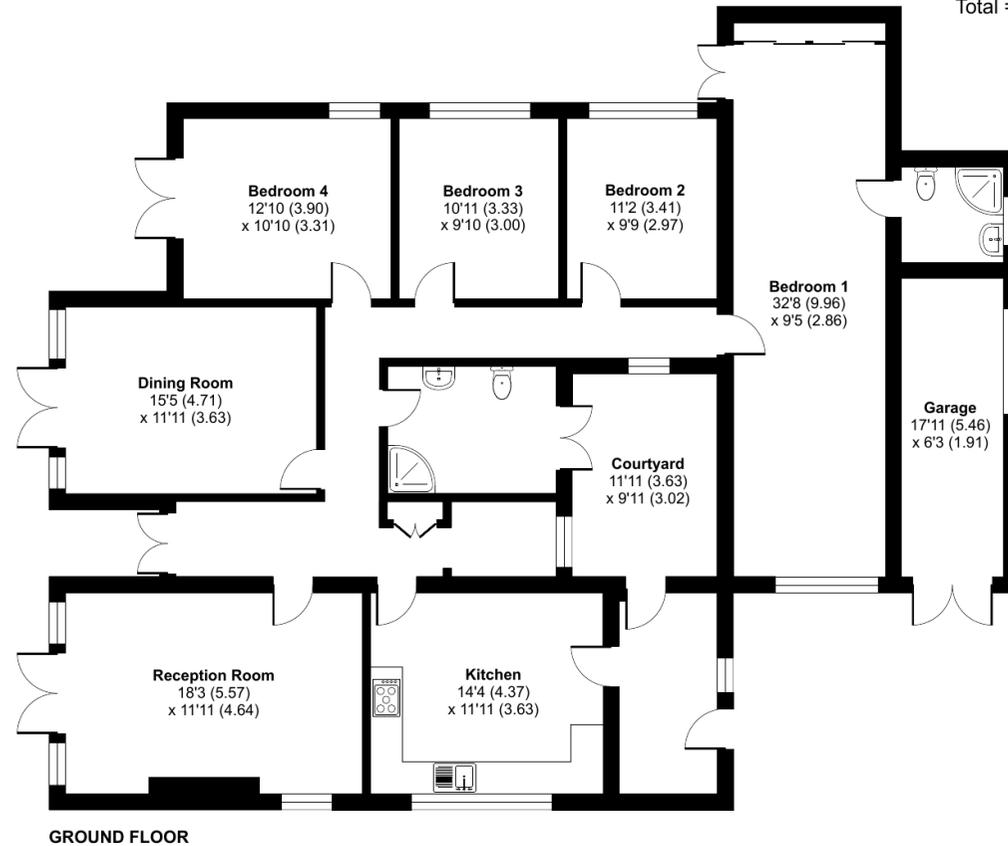


Approximate Area = 1808 sq ft / 168 sq m (excludes courtyard)

Garage = 114 sq ft / 10.6 sq m

Total = 1922 sq ft / 178.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n|checom 2026. Produced for Halls. REF: 1429949

The kitchen is fitted with a range of base and wall units with complementary work surfaces and space for appliances, creating a practical and functional space for everyday living.

The property offers four double bedrooms, including a generous master bedroom with en suite shower room, an additional shower room is off the courtyard and provides facilities for the further three bedrooms.

An internal courtyard area provides an attractive feature and brings additional natural light into the centre of the home.



OUTSIDE

Externally the property benefits from extensive gardens and grounds approx 4.55 acres, offering excellent outdoor space ideal for relaxing, gardening or entertaining.

A driveway provides ample off-road parking together with access to the garage, offering additional storage or vehicle accommodation.

The surrounding gardens provide attractive lawned areas and enjoy pleasant views over the nearby countryside, further enhancing the appeal of this rural setting.

The garden houses three kennel blocks and outbuildings. The kennels have in total fifteen double kennels and one single kennel.

DIRECTIONS

From the agent's office on the Franche Road, head in a Northerly direction at the roundabout head straight over towards Bridgnorth, continue on the A442, after a distance turn right onto Arley Lane and then left onto Romsley Lane, after a short distance you will find the property on the left hand side as indicated by the agent's For Sale board. W3W ///inherits.outlined.doctor.

SCHOOLING

The property lies within a convenient proximity to a number of well regarded state and private schools, including Alveley Primary, Highley Primary School, Upper Arley C of E Primary, Baxter College, Wye Forest School, Heathfield Knoll School, Nurture Learning, and Wribbenhall School.

METHOD OF SALE

The property is offered for sale by private treaty.

TENURE & POSSESSION

We understand that the property is of freehold tenure and vacant possession will be given on completion of the purchase.

SERVICES

We understand that the property benefits from mains water, electricity, gas, and drainage. Oil Fired Central Heating.

None of the services, appliances or electrical systems have been tested by Halls.

LOCAL AUTHORITY

Wyre Forest District Council, Wyre Forest House, Finepoint Way, Kidderminster, Worcestershire DY11 7WF

COUNCIL TAX

Council Tax Band – G

AGENT'S NOTES

The property sits within 2.18 acres and a further 2.37 acres are to be sold with the property, they are currently on two separate titles.



RIGHT OF WAY & EASEMENTS

The property will be sold subject to any wayleaves, public or private rights of way, easements and covenants and all outgoing whether mentioned in these sale particulars.

BOUNDARIES, ROADS & FENCES

The Purchaser/s shall be deemed to have full knowledge of the boundaries and neither the Vendor, nor the Agents will be responsible for defining ownership of the boundary fences.

IMPORTANT NOTICE

1. These sale particulars have been prepared in all good faith to give a fair overall view of the property. If any points are particularly relevant to your interest in the property, please ask for further information.
2. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.
3. The photograph(s) depict only certain parts of the property. It should not be assumed that any contents/furniture etc. photographed are included in the sale. It should not be assumed that the property remains as displayed in the photograph(s). No assumptions should be made with regard to parts of the property that have not been photographed.
4. Any areas, measurements, aspects or distances referred to are given as a GUIDE ONLY and are NOT precise. If such details fundamental to a purchase, purchasers must rely on their own enquiries.
5. Where any references are made to planning permission or potential uses such as information is given by HALLS in good faith. Purchasers should make their own enquiries into such matters prior to the purchase.
6. Description of the property are subject and are used in good faith as an opinion and NOT as a statement of fact. Please make further enquiries to ensure that our description is likely to match any expectations you may have.
7. We are legally obligated to undertake anti-money laundering checks on all property purchasers. The charge for these checks is £30 (including VAT) per purchaser.



