

SAMUEL WOOD

2 Pelican Court, Raven Lane, Ludlow, Shropshire, SY8 1TX

£1,350 Per Month



2 Pelican Court

Raven Lane, Ludlow, Shropshire, SY8 1TX

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- Delightful 3 storey, 3 bedroom townhouse
- Central town location
- Courtyard gardens
- Renowned development carried out in 2006/2007
- Added benefit of parking space
- Character features throughout

Stunning 3-bed townhouse in exclusive Ludlow courtyard. 3 storeys, top-floor suite, character kitchen, elegant sitting room and rare town-centre parking.



This most attractive 3 double bedroom, 3 storey townhouse, built in 2006/2007, yet looking like a period home with its' timbered features and herring bone brickwork needs to be viewed to fully appreciated and includes parking for a single car, raised and paved seating area to the frontage and a small courtyard garden to the rear. Accommodation benefitting from gas fired heating includes: Entrance Hall, Cloakroom, L-shaped Lounge / Dining / Kitchen, full of character, First Floor Landing with 2 Double Bedrooms and House Bathroom, Second Floor Landing having Main Bedroom Suite to include En-suite Bathroom.





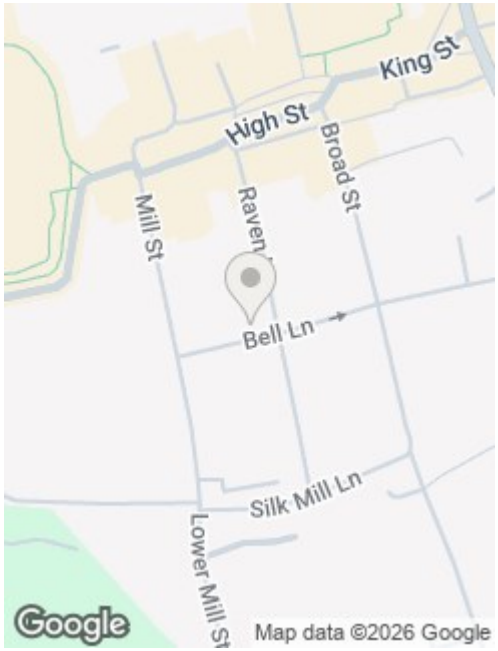












Directions

Unfurnished.
No smoking/vaping.
EPC - C
Council Tax Band – D
Utilities (mains gas, mains electric, mains water, mains drainage)
Parking situation – Off road parking for 1 vehicle

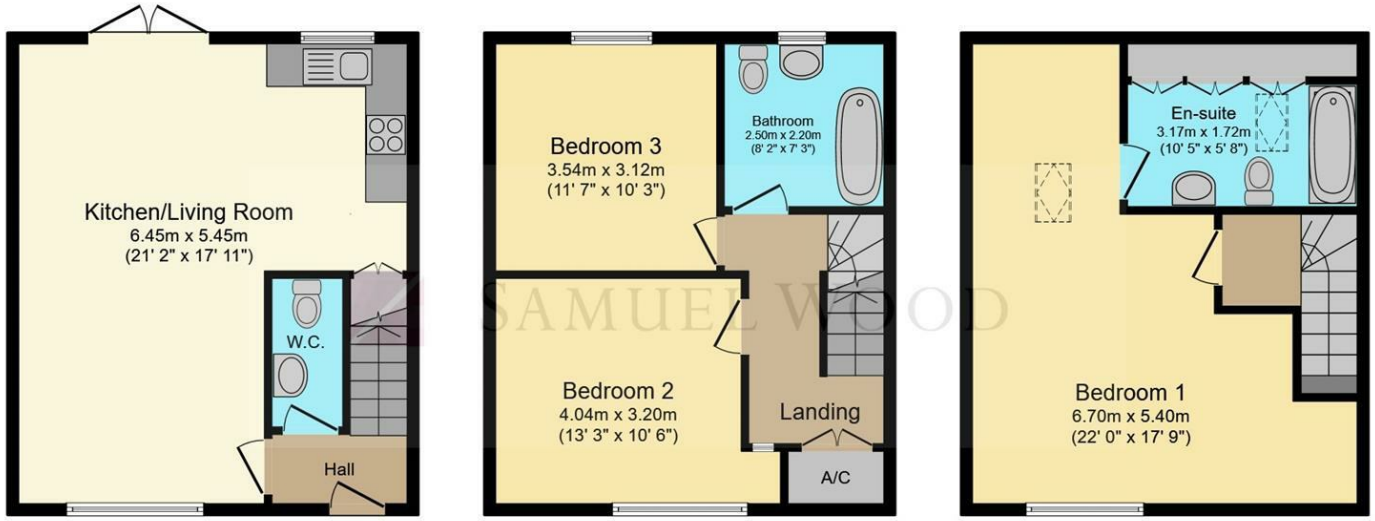
IMPORTANT INFORMATION FOR APPLICANTS WHO ARE CURRENTLY RENTING:

If you are renting another property, please check your notice requirements before booking a viewing or submitting an application. From 1 May 2026, tenants ending an assured periodic tenancy in England usually need to give 2 months' written notice, and the tenancy must normally end on the day rent is due or the day before. This means your actual move date may be later than you expect. Please do not assume that your current landlord will agree to a shorter notice period or an earlier release unless this has been confirmed. We may ask you to confirm your current tenancy notice position before progressing an application.





Floor Plans



Ground Floor
Floor area 35.1 m² (378 sq.ft.)

First Floor
Floor area 35.1 m² (378 sq.ft.)

Second Floor
Floor area 34.8 m² (375 sq.ft.)

TOTAL: 105.1 m² (1,132 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.