

BRATTON

GRANGE

A hand holding a key against a dark background with a bokeh effect. The hand is positioned on the right side of the frame, holding a key that is partially visible. The background is dark with many out-of-focus light spots, creating a bokeh effect. The overall mood is mysterious and elegant.

WELCOME TO BRATTON GRANGE
A COLLECTION OF PRESTIGIOUS HOMES IN ONE OF
TELFORD'S MOST SOUGHT AFTER LOCATIONS.

ONE OF
TELFORD'S
MOST
SOUGHT-AFTER
LOCATIONS...



THE DEVELOPER

Shropshire Homes is an award winning housebuilder which has developed homes of quality and character for over thirty-five years.

THE DEVELOPMENT

Bratton Grange, a luxurious collection of detached houses located in the village of Bratton, one of Telford's most sought-after areas. Many of the homes back onto glorious open Shropshire countryside tucked away off the desirable 'Bratton Road'.

LOCATION LOCATION LOCATION...

Bratton village comprises a varied selection of local shops with a reputed public house The Pheasant at Admaston, a short walk away. Just three miles from Bratton is the historic market town of Wellington offering local shops, traditional market, leisure and transport facilities. A wider range of shops, entertainment and leisure facilities can be found nearby in Telford town centre.

Telford boasts a range of education facilities from nearby St Peters School rated 'outstanding' by Ofsted, to the renowned Thomas Telford City Technology College and the successful Wrekin College which includes Old Hall Prep School.

For outdoor lovers, The Silkin Way offers a green cycling or walking route starting in Bratton and following the winding pathways of dry canals and disused railways to the spectacular Ironbridge Gorge World Heritage Site.

Bratton is also in close proximity to The Wrekin, a landmark summit around 1335 feet where outdoor activities can be enjoyed whilst experiencing the breathtaking views of Shropshire.



LEFT TO RIGHT: COMPUTER GENERATED
IMAGES OF A BRATTON GRANGE HOME

THE HOMES

Bratton Grange features five different house types - each designed to complement the locality and combine twenty-first century technology with the elegance and spaciousness of a bygone era.

Each home has its own garden, some are gated and each enhanced by traditional estate fencing and extensive patios.

The homes are finished to the highest standard and feature top quality fittings and appliances.



COMPUTER GENERATED IMAGES
OF A BRATTON GRANGE HOME

YOUR HOME INCLUDES...

- Underfloor heating to ground floor
- A choice of high quality kitchens units including Neff appliances, wine coolers, Granite/Quartz worktops*
- Insinkwater 4N1 filtered cold and steaming hot water tap
- Contemporary white sanitary-ware with Grohe dual shower heads (except en-suite two with Bristan thermostatic shower)
- Wardrobes to bedrooms one & two
- Feature fireplaces with log-burners
- Oak internal doors with contemporary chrome fittings
- Burglar and fire alarms
- Double garages with electrically operated doors
- Electric car charging point
- Stone effect patios with patio lighting
- NHBC 10 Year Buildmark Warranty

***AT RELEVANT STAGE**

TENURE - Freehold



THE DEVELOPMENT

- Portland
- Ancaster
- Burlington
- Purbeck
- Bratton

A small estate charge will be levied to cover maintenance on common areas.

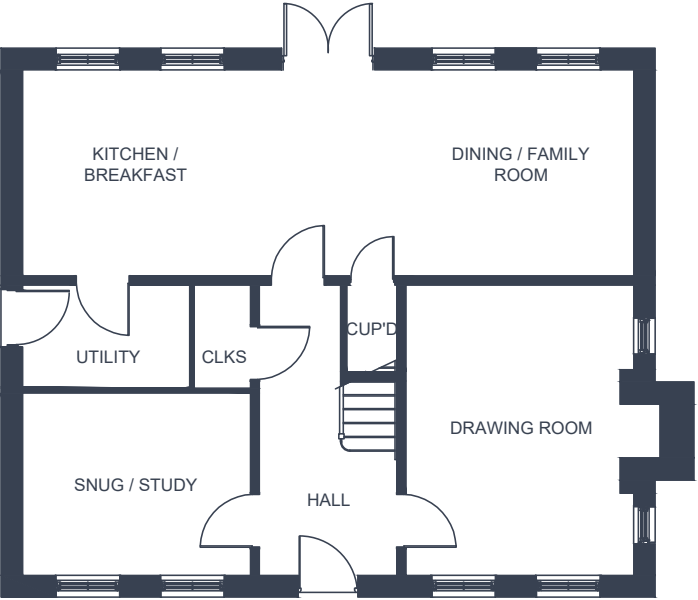




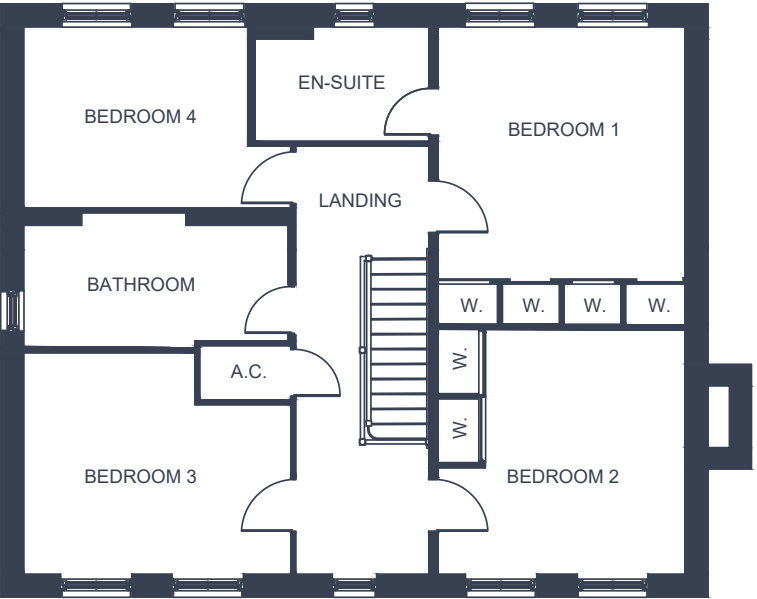
PURBECK

The Purbeck is an exquisite four bedroom family home. The impressive drawing room offers a traditional retreat from the hustle and bustle whilst the 32 foot family room and kitchen provides a truly spacious area for a contemporary family lifestyle.

There is an en-suite to the master bedroom as well as fitted wardrobes to bedroom one and two.



GROUND FLOOR



FIRST FLOOR

GROUND FLOOR

Drawing Room
12'1 x 15'4 - 3670 x 4680
Kitchen/Dining/Family
10'11 x 32'4 - 3320 x 9850
Study/Snug
9'8 x 12'1 - 2940 x 3670

FIRST FLOOR

Bedroom 1
12'3 x 12'1 - 3739 x 3670
Bedroom 2
12'1 x 11'11 - 3670 x 3633
Bedroom 3
13'1 x 10'10 - 3740 x 3290
Bedroom 4
10'11 x 8'10 - 3330 x 2695

*PURBECK VARIATION

There is a variation of this house type please enquire for further details..

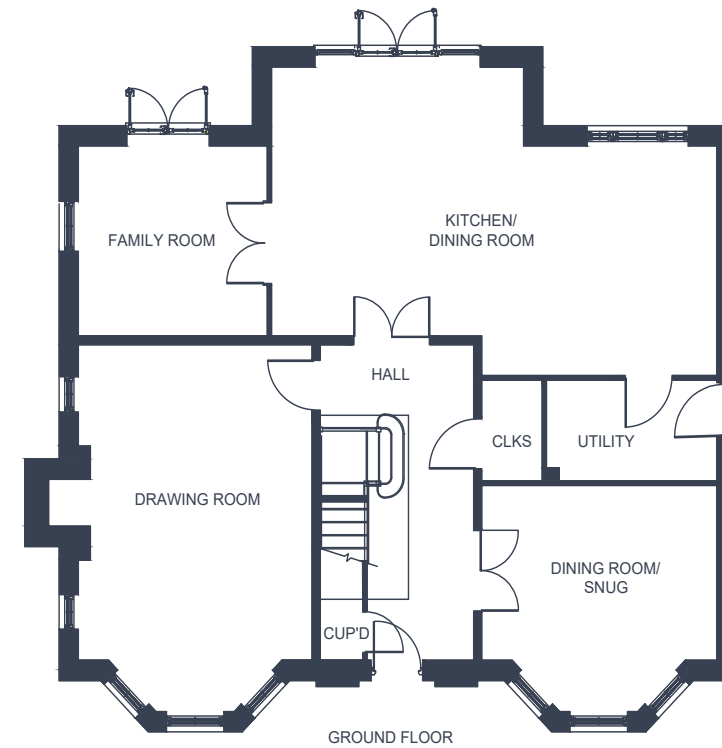


ANCASTER

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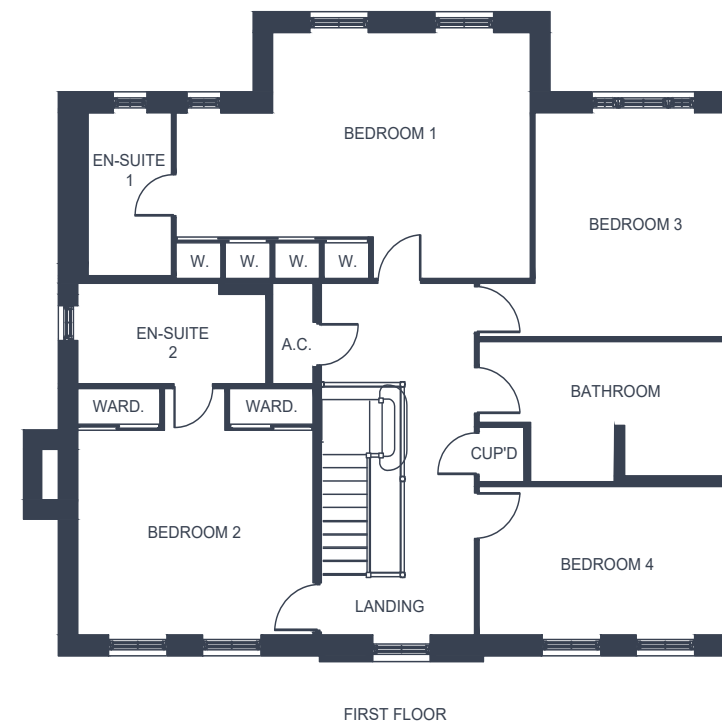
An imposing and spacious four-bedroom family home in which four distinct living areas provide flexible lifestyle options for a busy modern family.

The traditional hall and galleried landing lead to four bedrooms, two of which have en-suite shower rooms.



GROUND FLOOR

Drawing Room
14' x 17'9 - 4270 x 5400
Kitchen/Diner
17'4 x 26'8 - 5275 x 8130
Family Room
10'8 x 11'4 - 3250 x 3445
Dining/Snug
9'10 x 14'1 - 2990 x 4287



FIRST FLOOR

Bedroom 1
13'7 x 20'11 - 4145 x 6365
Bedroom 2
11'4 x 13'16 - 3450 x 4225
Bedroom 3
11'3 x 12'5 - 3420 x 3775
Bedroom 4
8'3 x 14'6 - 2500 x 4425



IDYLIC INTERIORS

FROM IMPRESSIVE DRAWING ROOMS TO COMFORTING FAMILY SNUGS, RELAXED OPEN-PLAN KITCHENS TO FORMAL DINING ROOMS - EACH HOME OFFERS A SPACIOUS AND STYLISH LIVING SPACE TO SUIT ALL FAMILY OCCASIONS.

LEFT TO RIGHT: COMPUTER GENERATED IMAGES OF A BRATTON GRANGE HOME

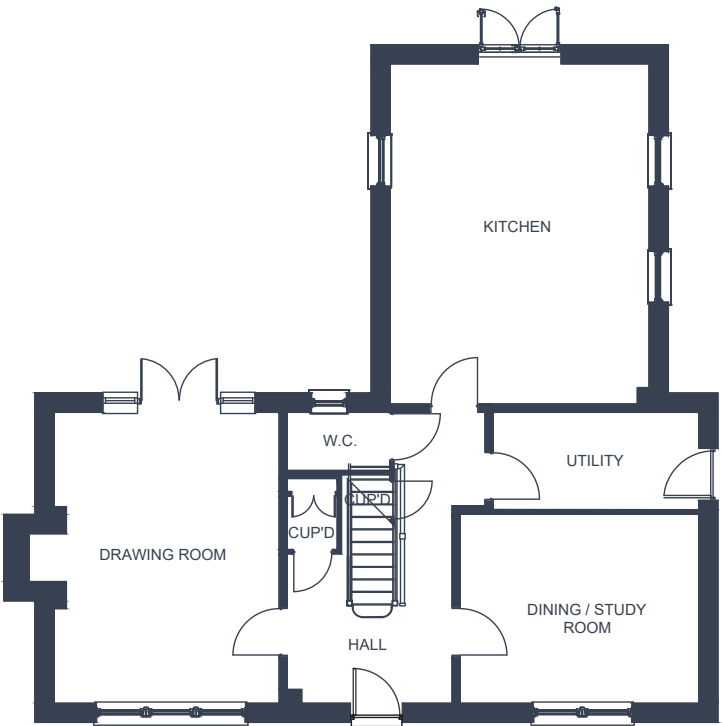


BURLINGTON

278

The Burlington is a characteristic four-bedroom home, with a light and open interior making a relaxed and comfortable living space for you and your family.

The master bedroom and bedroom two include en-suites and fitted wardrobes. There is a large family bathroom with both a bath and shower.



GROUND FLOOR

GROUND FLOOR

- Drawing Room
17'3 x 13'4 (5260 x 4067)
- Kitchen
20'2 x 15'4 (6150 X 4680)
- Dining/Study Room
14'2 x 11'3 (4315 x 3420)



FIRST FLOOR

FIRST FLOOR

- Bedroom 1
15'4 x 11'8 (4678 x 3560)
- Bedroom 2
13'4 x 9'6 (4067 x 2900)
- Bedroom 3
14'1 x 9'1 (4292 x 2775)
- Bedroom 4
13'4 x 7'6 (4062 x 2280)

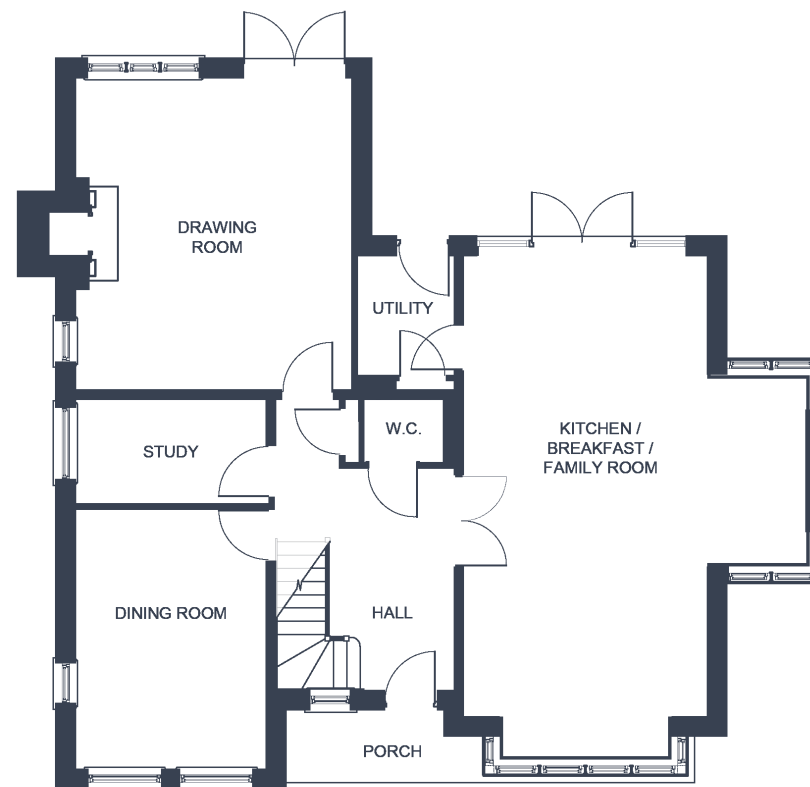


BRATTON

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The Bratton brings a touch of charm to a prestigious family home. This characterful four-bedroom house boasts an impressive open plan kitchen/family room, ideal for entertaining family and friends in the heart of the home.

The master bedroom features a spacious en-suite and dressing area whilst two of the other bedrooms share a 'Jack & Jill' bathroom.



GROUND FLOOR



FIRST FLOOR

GROUND FLOOR

Drawing Room
15'7 x 17'7 - 4745 - 5345
Kitchen/Family Room
13'9 x 25'11 - 4180 x 7890
Dining Room
10'9 x 14'8 - 3280 x 4457
Study
10'9 x 5'11 - 3278 x 1795

FIRST FLOOR

Bedroom 1
11'7 x 15'7 - 3530 x 4745
Bedroom 2
10'9 x 11'4 - 3285 x 3445
Bedroom 3
10'8 x 13'3 - 3260 x 4025
Bedroom 4
9'3 x 13'9 - 2825 x 4180



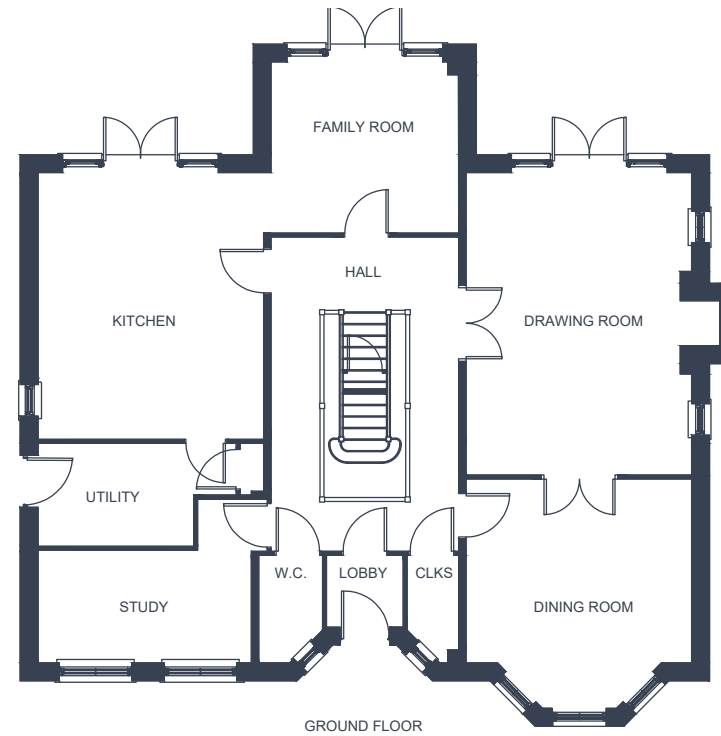
PORTLAND

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The remarkable Portland, a popular five-bedroom family home with a show stopper interior. Downstairs the large kitchen spans into a family room both with French doors leading into the rear garden. There is also a drawing room, dining room and study.

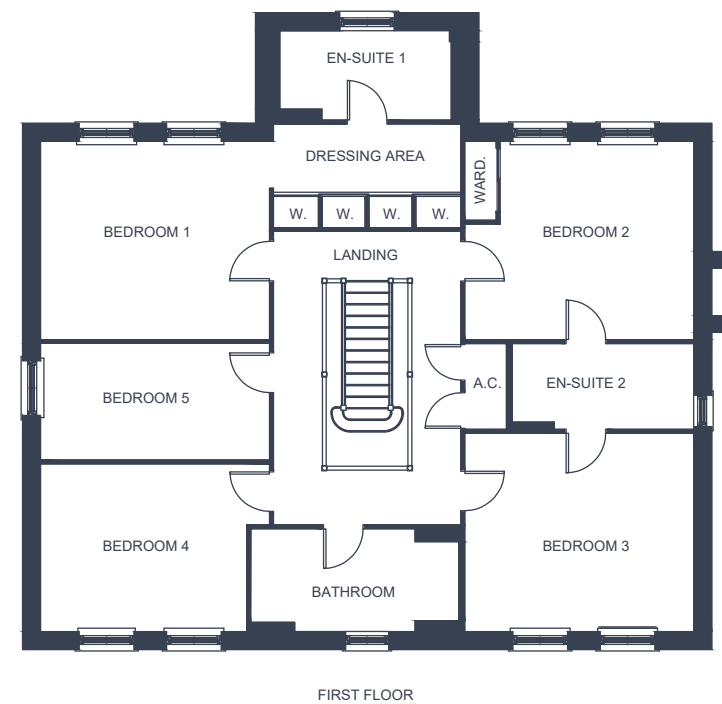
The grand master bedroom includes a dressing area, en-suite and fitted wardrobes. Two of the other bedrooms share a ‘Jack & Jill’ bathroom, as well as fitted wardrobes to bedroom two.

An impressive house to call home.



GROUND FLOOR

- Drawing Room
19'2 x 14'3 (5835 x 4350)
- Kitchen
16'11 x 14'3 (5145 x 4350)
- Family Room
11'10 x 10'10 (3614 x 3300)
- Dining Room
14'3 x 11'8 (4350 x 3550)
- Study
13'6 x 7'2 (4112 x 2175)



FIRST FLOOR

- Bedroom 1
14'6 x 12'7 (4420 x 3825)
- Bedroom 2
14'6 x 12'7 (4419 x 3828)
- Bedroom 3
14'6 x 12'7 (4419 x 3828)
- Bedroom 4
13'1 x 10'7 (3982 x 3235)
- Bedroom 5
14'6 x 7'4 (4420 x 2245)

WHERE TO GO

SAT NAV TF5 0BT

WHO TO CONTACT

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