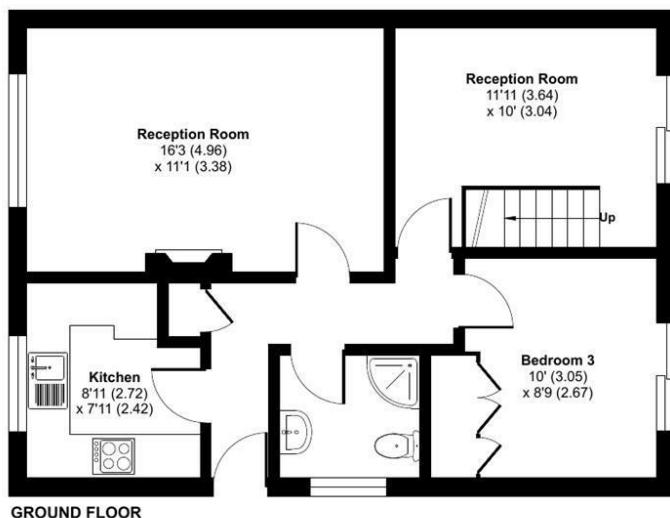


FOR SALE

25 Snowdon Close, Kidderminster, DY11 5JH



Approximate Area = 871 sq ft / 80.9 sq m
Garage = 137 sq ft / 12.7 sq m
Total = 1008 sq ft / 93.6 sq m
For identification only - Not to scale

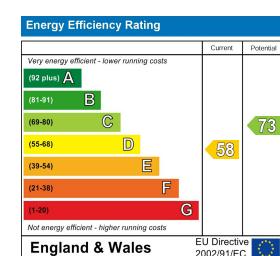
Halls

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025. Produced for Halls. REF: 1345587

Property to sell? We would be delighted to provide you with a free no obligation market assessment of your existing property. Please contact your local Halls office to make an appointment. **Mortgage/financial advice.** We are able to recommend a completely independent financial advisor,

who is authorised and regulated by the FCA. Details can be provided upon request. **Do you require a surveyor?** We are able to recommend a completely independent chartered surveyor. Details can be provided upon request.

Energy Performance Rating



Halls

01562 820880

Kidderminster Sales
137 Franche Road, Kidderminster, Worcestershire, DY11 5AP
E: kidderminster@hallsgb.com

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25 Snowdon Close, Kidderminster, DY11 5JH

A well proportioned semi-detached dormer bungalow set in this quiet cul-de-sac to the northern outskirts of Kidderminster. With three bedrooms and two reception rooms, fitted kitchen and bathroom with off road parking, garage and private gardens.



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01562 820880

Mileage (all distances approximate)

Wolverley 0.9 miles Kidderminster 1.6 miles Bewdley 3.6 miles Worcester 16 miles
Birmingham 19 miles



2 Reception
Room/s

3 Bedroom/s
Room/s

1 Bath/Shower
Room/s



- **A Semi-Detached Dormer Bungalow**
- **Three Bedrooms & Bathroom**
- **Two Reception Rooms**
- **Fitted Kitchen**
- **Private Gardens**
- **Garage & Off Road Parking**
- **Quiet & Popular Cul-De-Sac**
- **Inspection Recommended**

DESCRIPTION

Halls are pleased to offer for sale this well loved dormer bungalow in Snowdon Close in Kidderminster by Private Treaty.

This well proportioned semi-detached dormer bungalow has been well loved with 871 sq ft of accommodation over two floors. With two bedrooms to the first floor and a third ground floor bedroom as well as a separate dining room, generous living room, modern shower room and fitted kitchen.

The property is complemented by gardens to both front and rear with a lawned fore-garden and tarmac and gravelled driveway providing plenty of off road parking leading to a garage. Gated access leads to an enclosed and private rear garden.

SITUATION

This semi-detached dormer bungalow is perfectly situated in this quiet cul-de-sac. Snowdon Close is a popular location on the northern side of Kidderminster convenient for local amenities and bus routes to Kidderminster town centre and to surrounding towns and villages such as Bewdley, Bridgnorth and Wolverley. There are local amenities close by including a useful Co-op Supermarket, Habberley Service & Petrol Station as well as the local St Barnabas Church with the village of Wolverley less than 1 mile away offering further amenities including shops and pubs and the local playing fields.

WHAT3WORDS

///clues.ing.ports

SCHOOLING

Snowdon Close in Kidderminster is well served by a range of nearby schools for children of all ages. The closest primary options include St Catherine's C of E (VC) Primary School, just a short walk away, and Franche Primary School, less than half a mile from the address, both offering good provision for younger pupils. For secondary education, families are within easy reach of Wolverley C of E Secondary School and Baxter College, each around a mile away and both rated positively by Ofsted. There is also access to independent education through Heathfield Knoll School and Winterfold House, which provide co-educational day schooling, while specialist support is available at Wyre Forest School, catering to children with complex needs. Together, these schools create a varied and accessible network of educational choices within a two-mile radius, ensuring families have strong options across primary, secondary, independent, and special needs education.

DIRECTIONS

Proceed north from the agents office on Franche Road and turn right at the roundabout. Take the left hand turning into Snowdon Close where the property will be found at the head of the cul-de-sac and identified by the agents 'For Sale' board.

THE PROPERTY

The property provides principal access to the side of the property off the tarmac driveway into an 'L' shaped reception hall in turn allowing access into the living room, separate dining room, kitchen, shower room and ground floor bedroom.

The fitted kitchen has matching base and eye level units with rolled top work surfaces and inset stainless steel sink and single drainer.

There is an integral eye level double electric oven and halogen hob as well as an integrated dishwasher and space and plumbing for a washing machine.

The generous living room has an electric fire with marble surround hearth and wooden mantle over, with plenty of space and light.

The shower room is fully tiled with a matching white suite, offering a corner shower cubicle with glazed doors and a vanity wash hand basin and low level close coupled W.C.

To the rear of the property is the ground floor bedroom and dining room, both with French doors to the private rear gardens. From the dining room is the stairs to the first floor and an initial landing accessing both first floor bedrooms, both of which situated to the rear with pleasant semi-rural outlooks, one with fitted wardrobes and the other with useful eaves storage.

OUTSIDE

The garage has an up and over door with power and lighting and a pedestrian door to the rear gardens.

The private rear garden is bordered via wooden panel fencing and brick wall to the rear with gated access and private paved seating areas with a gravel path to the rear also with inset shrub and flower beds and an ornamental garden pond. There is a rear seating area under a timber pergola with a useful garden shed.

SERVICES

Mains water, electricity, drainage and gas are understood to be connected. None of these services have been tested.

LOCAL AUTHORITY

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

COUNCIL TAX

The property is being shown as being within council tax band C on the local authority register.

TENURE

Freehold with Vacant Possession upon Completion.

ANTI-MONEY LAUNDERING (AML) CHECKS

We are legally obligated to undertake anti-money laundering checks on all property purchasers. Whilst we are responsible for ensuring that these checks, and any ongoing monitoring, are conducted properly; the initial checks will be handled on our behalf by a specialist company, Movebutler, who will reach out to you once your offer has been accepted. The charge for these checks is £30 (including VAT) per purchaser, which covers the necessary data collection and any manual checks or monitoring that may be required. This cost must be paid in advance, directly to Movebutler, before a memorandum of sale can be issued, and is non-refundable. We thank you for your cooperation.

VIEWINGS

By appointment through Halls, Gavel House, 137 Franche Road, Kidderminster DY11 5AP