



2 Woodlands Road

Cookley, DY10 3TL

Andrew Grant

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4 Bedrooms 2 Bathrooms 2 Reception Rooms

Extended semi-detached family home offering generous living space, four bedrooms and a private landscaped garden within a sought-after Cookley location.

- Extended four-bedroom semi-detached home offering spacious family accommodation.
- Bright lounge and dining room with well-proportioned kitchen to the rear.
- Private, low-maintenance landscaped garden.
- Driveway and garage providing ample parking.
- Highly regarded Cookley setting close to schools, amenities and transport links.

This extended four-bedroom semi-detached home on Woodlands Road offers well-balanced living space ideal for families. The ground floor includes a generous lounge and dining room to the side, complemented by a good-sized kitchen positioned at the rear overlooking the garden. Upstairs there are four well-proportioned bedrooms, including one with an en suite, along with a single bedroom and a family bathroom. The property also features a half-boarded loft, offering excellent potential for conversion subject to the necessary permissions. Externally, the landscaped rear garden provides a private and attractive space, while the front of the property includes a large driveway and an integral garage. Although the home would benefit from some modernisation, it presents a fantastic opportunity for buyers seeking a spacious property in a desirable and convenient village location.

1373 sq ft (127.6 sq m)





The kitchen

The kitchen is positioned at the rear of the home and offers a bright and practical setting ideal for family life. Its generous layout provides excellent workspace and storage, complemented by room for casual dining. Large windows allow natural light to fill the space while offering pleasant views of the garden. The design promotes easy movement between the main living areas and the outdoors, creating a sociable and functional environment for both cooking and entertaining.





Convenient access to the garden adds versatility, making it well suited for busy households. The kitchen provides a balance of space and practicality, forming a welcoming hub at the heart of the home that connects naturally with the rest of the ground floor.



The living room

The living room offers a generous and inviting space ideal for relaxing or entertaining. A large front-facing window fills the room with natural light, creating a bright and comfortable atmosphere. Its size allows for flexible furniture placement and direct connection to the dining area, making it a perfect setting for family gatherings or quiet evenings.





The dining room

The dining room provides an excellent setting for family meals and entertaining. Positioned between the living room and family room, it forms a natural link between the main living areas and the garden. Its layout allows for a large dining table and chairs, creating a comfortable and sociable environment for gatherings and everyday dining.



The family room

The family room provides a bright and versatile space with French doors opening directly onto the garden. Its layout makes it ideal for relaxation, entertaining or use as a playroom or study. The connection to the outdoor area enhances the sense of space, creating an inviting setting for family life and everyday enjoyment.



The entrance hall

The entrance hall provides a welcoming introduction to the home with direct access to the main living areas and stairs leading to the first floor. Its layout offers a clear and practical flow through the ground floor, creating an immediate sense of space and functionality ideal for everyday family living.



The primary bedroom

The primary bedroom is an impressive space offering excellent proportions and a peaceful front aspect. Its layout provides ample room for large bedroom furniture while maintaining an open and comfortable feel. Positioned for privacy, it creates a relaxing retreat and features direct access to the en suite for added convenience.



The primary en suite

The primary en suite provides a private and practical addition to the main bedroom. It includes a bath, separate shower, wash basin and WC, offering both versatility and comfort. Thoughtfully arranged, it creates a functional and relaxing space designed for everyday use, enhancing the appeal of the primary bedroom as a self-contained retreat.



The second bedroom

The second bedroom offers generous proportions and a bright front-facing aspect. Its size allows for a double bed and additional furniture, creating a comfortable and versatile space for family use or guests. The layout provides a pleasant balance of light and space, making it a practical and welcoming room within the home.



The third bedroom

The third bedroom is a bright and comfortable room overlooking the front of the property. It offers excellent versatility, making it ideal for a child's bedroom, guest space or study. The proportions allow for flexibility in use, and the large window brings in plenty of natural light, creating an inviting atmosphere.



The fourth bedroom

The fourth bedroom is positioned to the front of the property and enjoys pleasant views over the surrounding area. It offers a practical layout, making it ideal as a child's room, study or nursery. The space benefits from natural light and provides flexibility for a variety of uses to suit modern family living.



The bathroom

The family bathroom includes a bath with shower over, a wash basin and a WC. A frosted window allows natural light to fill the space while maintaining privacy. Well laid out for convenience, this room serves the household effectively and provides a practical setting for daily routines.



The rear garden

The rear garden offers a private outdoor space ideal for relaxation and family enjoyment. Thoughtfully landscaped, it features a lawn, planted borders and a patio area perfect for outdoor seating. Surrounded by fencing and mature greenery, it provides a pleasant and peaceful setting with a good sense of seclusion.





The driveway and parking

The property features a wide driveway providing ample off-road parking for several vehicles. It leads directly to the attached garage, offering further storage or secure parking options. The frontage is tidy and practical, creating a welcoming first impression while ensuring convenient access for both residents and visitors.

Location

Located in the desirable village of Cookley, 2 Woodlands Road offers a peaceful setting with local shops, a primary school, pubs and scenic countryside walks nearby. Kidderminster is only a short drive away, providing a wider range of amenities and rail links to Birmingham and London. Excellent road connections via the A449 and A456 make commuting straightforward.

The area is ideal for families, with well-regarded schools and a friendly community atmosphere. Combining village charm with easy access to nearby towns and transport routes, this location offers a perfect balance of convenience and tranquillity for modern family living.

Situated in the sought-after village of Cookley, 2 Woodlands Road enjoys a peaceful yet convenient setting. The village offers local shops, a primary school, pubs and countryside walks, while nearby Kidderminster provides a wider range of amenities and rail links to Birmingham and London. Excellent road connections via the A449 and A456 ensure easy commuting.

The area is popular with families for its community spirit and well-regarded schools. Offering a balance of rural tranquillity and accessibility to nearby towns and transport links, this location perfectly suits modern family living.

Services

The property benefits from mains gas, electricity, water and drainage.

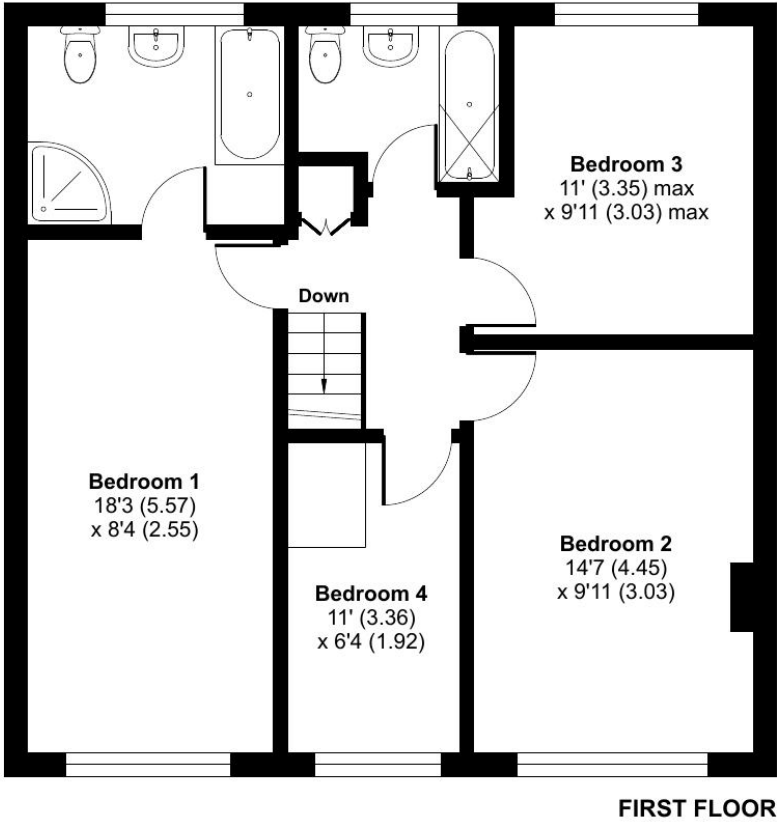
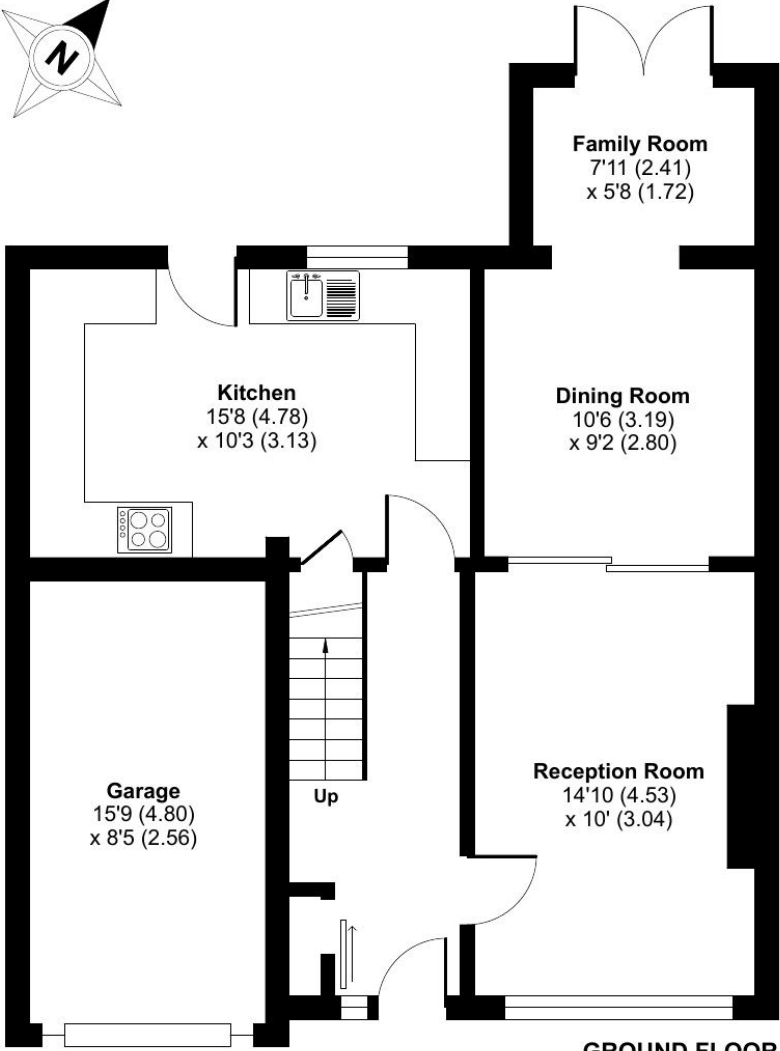
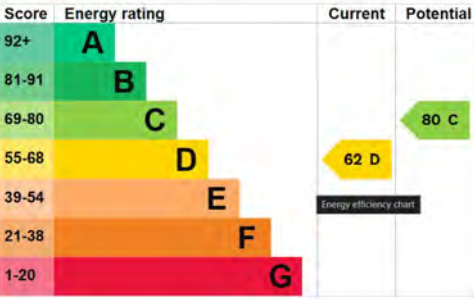
Council Tax

The Council Tax for this property is Band C



Woodlands Road, Kidderminster, DY10

Approximate Area = 1241 sq ft / 115.3 sq m
Garage = 132 sq ft / 12.3 sq m
Total = 1373 sq ft / 127.6 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). © natchecom 2025. Produced for Andrew Grant. REF: 1372395



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