



**Silver Birch Court Oldnall Road,KIDDERMINSTER DY10 3HD**

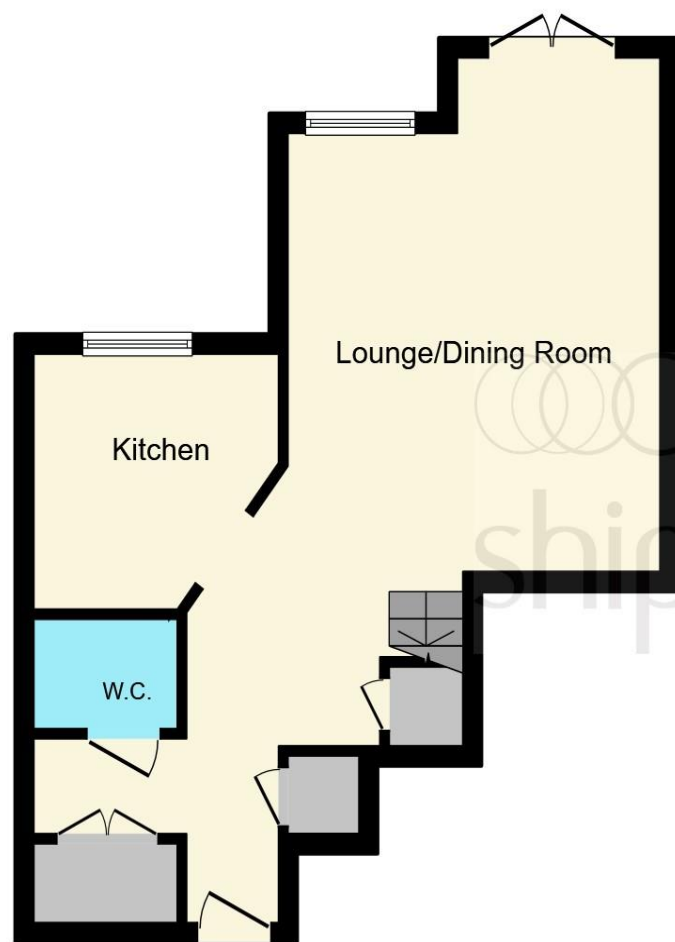


**welcome to**

**Silver Birch Court Oldnall Road, KIDDERMINSTER**

\*\*\* DUPLEX APARTMENT IN SMALL GATED DEVELOPMENT IN HIGHLY DESIRABLE LOCATION \*\*\* TWO BEDROOMS (MASTER EN-SUITE) \*\*\* GAS RADIATOR HEATING & DOUBLE GLAZING \*\*\* TWO PARKING SPACES \*\*\* PRIVATE PATIO AREA \*\*\* LARGE COMMUNAL BEAUTIFULLY MAINTAINED GARDEN\*\*\*INTERNAL VIEWING ADVISED! \*\*\*





**Ground Floor**



**First Floor**

**Entrance Hall**

**Inner Hall**

**Wc**

**Open Plan Lounge/Diner**

13' 8" x 16' 8" ( 4.17m x 5.08m )

**Kitchen**

11' 2" x 7' 5" ( 3.40m x 2.26m )

**Bedroom One**

16' max x 12' 6" max ( 4.88m max x 3.81m max )

**En-Suite**

**Bedroom Two**

8' 9" x 8' 2" ( 2.67m x 2.49m )

**Bathroom**

**Utility Cupboard**

**Outside Area**

**Agent Note**

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com](http://www.focalagent.com)

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- TWO BEDROOMS (MASTER EN-SUITE)
- GAS RADIATOR HEATING & DOUBLE GLAZING
- TWO PARKING SPACES
- PRIVATE PATIO AREA

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: 2215.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 155 years from 01 Jan 2003. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Please note the marker reflects the postcode not the actual property

**view this property online** [shipways.co.uk/Property/KMS114933](https://shipways.co.uk/Property/KMS114933)



Property Ref:  
KMS114933 - 0006

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