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6 Coniston Crescent, Stourport-On-Severn, DY13 8JU

We are delighted to offer For Sale this extended semi detached dorma bungalow, having been well cared for and improved upon. Situated on the popular Burlish Park Estate, which offers easy access to the main road networks leading to the Town Centre and Bewdley, plus local amenities close by of a convenience store, Burlish Top Nature reserve and Primary and High School. Internal viewing is a must to be fully appreciated and briefly comprises of an extended lounge, refitted kitchen / diner, refitted utility, ground floor bedroom and ground floor shower room. To the first floor there is a master bedroom with dressing area / office and a first floor bathroom. The property benefits further from a gas central heating system, double glazing, air conditioning units to the bedrooms, garage, off road parking and rear garden. Available with No Upward Chain.

Council Tax Band C.
Epc Band D.

Offers Around £310,000

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Entrance Door

Being double glazed and opens into the reception hall.

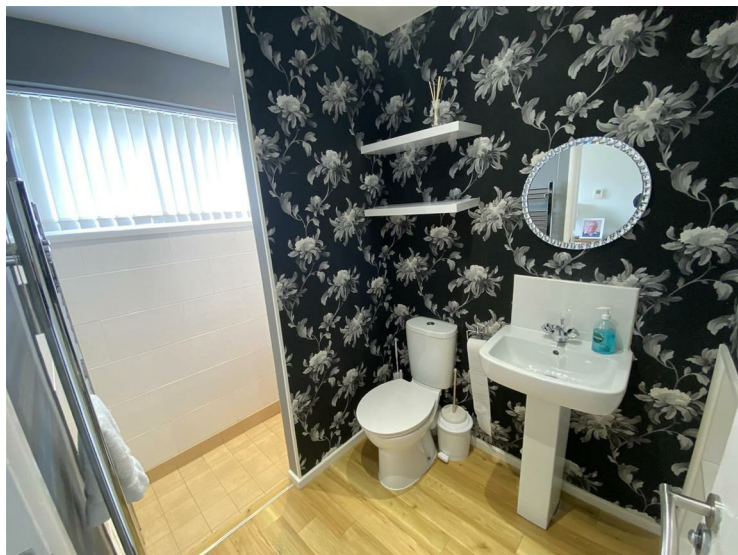
Reception Hall

9'2" x 5'10" (2.8m x 1.8m)

Having a staircase to the first floor landing, doors to the lounge, kitchen / diner bedroom and shower room.

Shower Room

7'10" x 5'6" (2.4m x 1.7m)



Having a pedestal wash hand basin, W/C, shower area, double glazed window to the front and a heated towel rail.

Extended Lounge

21'11" max x 14'1" max 12'1" min (6.7m max x 4.3m max 3.7m min)



Having a double glazed window to the rear, double glazed sliding patio door to the side and a radiator.

Refitted Kitchen / Diner

16'0" x 12'5" max 10'9" min (4.9m x 3.8m max 3.3m min)



Fitted with wall and base cabinets with grey gloss fronted doors with granite work surface over, built in sink unit with mixer tap and also a "Quooker" tap providing boiling water, two built in ovens, induction hob, double glazed sliding doors to the rear and door to the utility room.

Refitted Kitchen / Diner



Utility

12'5" max 8'6" min x 6'10" (3.8m max 2.6m min x 2.1m)

Having wall and base cabinets with grey gloss doors with granite work surface over built in sink unit with macerator, built in microwave, fridge freezer, washing machine, dishwasher and a bank of larder units. Double glazed window to the front, double glazed door to the side and door to storage cupboard.

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Bedroom Two

13'5" max into wardrobe x 10'9" (4.1m max into wardrobe x 3.3m)



Having a double glazed window to the front, fitted wardrobes with sliding doors, radiator and wall mounted air conditioning unit.

Bedroom One

17'4" max 10'2" min x 11'9" max 3'7" min (5.3m max 3.1m min x 3.6m max 1.1m min)



Having a double glazed window to the front, radiator, built in storage, air conditioning unit and sloping ceiling.

First Floor Landing

12'9" x 7'2" (3.9m x 2.2m)



Having a double glazed window to the front, storage into the eaves, doors to the master bedroom and bathroom.

Dressing Area / Office

9'10" x 9'10" (3.0m x 3.0m)

Ideal for use as an office or dressing area.

Bathroom

12'9" x 6'2" max 5'6" min (3.9m x 1.9m max 1.7m min)



Fitted with a white suite comprising a panel bath, separate shower cubicle, pedestal wash hand basin, W/C, heated towel rail, tiled areas, double glazed window to the rear and door to a storage cupboard housing the gas central heating boiler.

Outside

Block paved driveway to the front providing off road vehicular parking and artificial lawn to the front.

Garage

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Rear Garden



MONEY LAUNDERING REGULATIONS

MONEY LAUNDERING REGULATIONS - Intending purchasers will be asked to produce identification documentation at offer stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

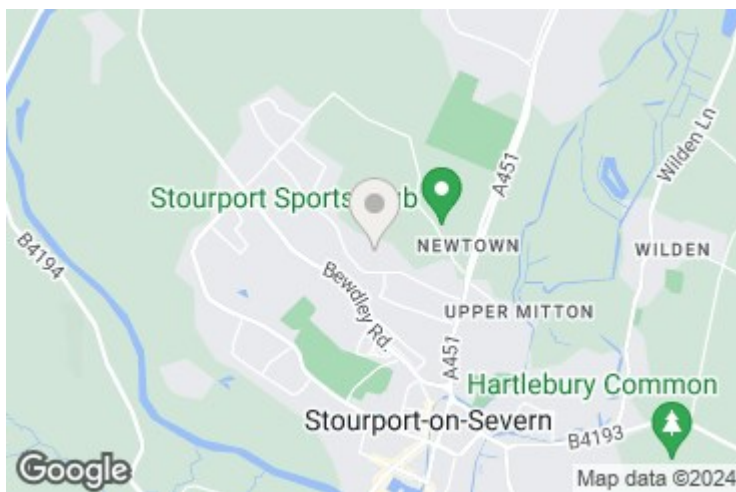
Disclaimer

MISREPRESENTATION ACT - PROPERTY MISDESCRIPTIONS ACT

The information in these property details is believed to be accurate, but Severn Estates does not give any Partner or employee authority to give, any warranty as to the accuracy of any statement, written, verbal or visual. You should not rely on any information contained herein.

RP-19-03-2024-V1

Rear Garden



Tenure - Not Verified

The owner states the property is freehold however all interested parties should obtain verification through their solicitor.

Council Tax

Wyre Forest District Council - Band C.

Services

The agent understands that the property has mains water / e l e c t r i c i t y / g a s / drainage available. All interested parties should obtain verification through their solicitor or surveyor before entering a legal commitment to purchase.

Floorplan

This floorplan is to be used for descriptive and illustrative purposes only and cannot be relied on as an accurate representation of the property.

Fixtures & Fittings

You should ensure that your solicitor verifies this information in pre-contract enquiries. Any fixture, fitting or apparatus not specifically referred to in these descriptive particulars is not included as part of the property offered for sale.

