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15 Chiltern Close, Stourport-On-Severn, DY13 0NU

This semi-detached house is available with the distinct advantage of No Upward Chain and situated within this cul-de-sac position of the popular Areley Kings estate which offers easy access to the amenities close by of a Coop 'Village' Store, Pharmacy, bus links, main road networks leading to Bewdley, Worcester or the Town Centre, plus recreational park - ideal for those with children or dogs. The internal accommodation would benefit from modernisation but offers a fantastic opportunity moving forward with the layout briefly comprising a living room, kitchen diner and lean-to to the ground floor, three bedrooms and shower room to the first floor. Benefiting further from a useful covered side passage, garage, off road parking, gas central heating and rear garden. Early inspection is essential to avoid missing out on this great opportunity.

EPC Band D.
Council Tax Band C.

Offers Around £215,000

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Entrance Door

Opening to the porch.

Porch

Having a single glazed windows to the front and side, door to the hall and covered side passage.

Hall

With stairs to the first floor landing, radiator, storage cupboard and door to the living room.

Living Room

15'1" max x 12'9" max (4.60m max x 3.90m max)



Having a double glazed window to the front, radiator, coving to the ceiling, electric fire with surround and door with glazed side panel to the kitchen diner.



Kitchen Diner

15'8" x 9'2" (4.80m x 2.80m)



Kitchen Area



Fitted with wall and base units with worksurface over, single drainer sink unit with mixer tap, space for domestic appliance, plumbing for washing machine, tiled splash backs, double glazed window to the rear, open plan to the dining area, understairs storage cupboard and door to the covered side passage.

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Dining Area



Having single glazed double doors with side panels to the lean-to.

Lean-To

Being single glazed with windows to the side and rear and door to the rear garden.

First Floor Landing

Having doors to all bedrooms, bathroom, radiator, storage cupboard, loft hatch and double glazed window to the side.

Bedroom One

13'5" x 9'6" (4.10m x 2.90m)



Having a double glazed window to the front and radiator.



Outlook



Bedroom Two

9'6" x 8'10" (2.90m x 2.70m)



Having a double glazed window to the rear, radiator and built in wardrobe.

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Bedroom Three

10'2" x 6'2" (3.10m x 1.90m)



Having a double glazed window to the front and radiator.

Shower Room



Fitted with a shower enclosure with panelled surround, wash basin set to base unit, w/c, part tiled walls and double glazed window to the rear.

Outside



Having a driveway providing off road parking and access to the garage plus lawn.

Covered Side Passage

Having a door to the garage, door to the kitchen and rear garden.

Garage

With an up and over door.

Rear Garden



Rear Elevation



Council Tax

Wyre Forest DC - 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.

Tenure - Not Verified

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

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.

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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.

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.

Disclaimer

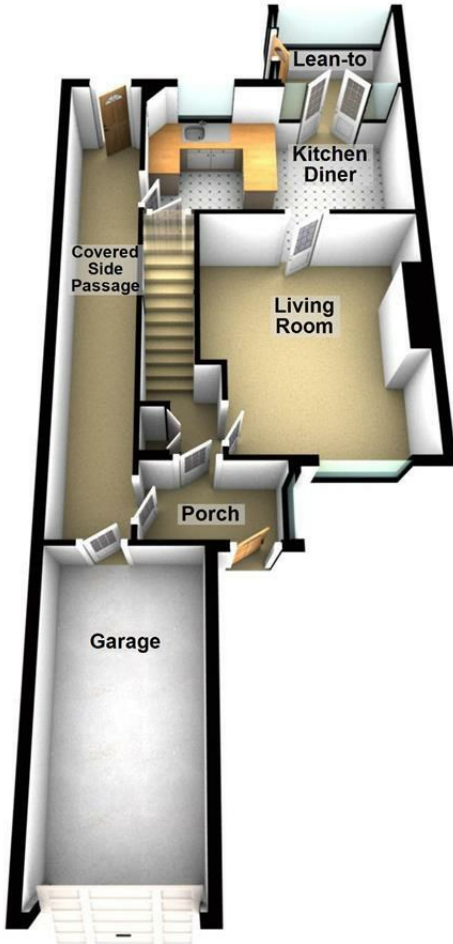
MISREPRESENTATION ACT - PROPERTY MISDESCRIPTIONS ACT

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.

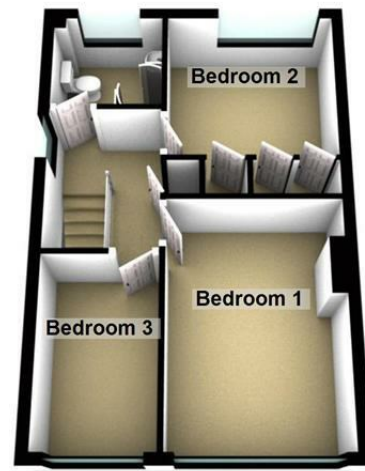
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Ground Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		83
(69-80) C	67	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	