



18 George Street, Kidderminster, Worcestershire, DY10 1PX

*****END TERRACED HOUSE REQUIRING MODERNISATION - CASH OFFERS ONLY*****

We are please to offer For Sale this end terraced property ideally situated for Kidderminster Town Centre and amenities such as shops, schools and train station. The accommodation requires modernisation and comprises of a lounge, kitchen and bathroom to the ground floor, two bedrooms to the first floor. The property benefits from majority double glazing and gas central heating system. Available with No Upward Chain.

Council Tax Band A
 Epc Band D.

Cash Offers Only £120,000

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Entrance Door

Upvc door opens into the lounge.

Lounge

13'9" max x 9'10" (4.2m max x 3.0m)



Having a double glazed window to the front, radiator, understairs storage and door to the kitchen.

Kitchen

10'9" max 7'2" min x 9'6" (3.3m max 2.2m min x 2.9m)



Having wall and base cabinets with work surface over, sink unit with taps, space for domestic appliance, plumbing for washing machine, part tiled walls, radiator, window to the rear and door to the inner lobby.

Lobby

Having staircase to the first floor landing, doors to the bathroom, airing cupboard and garden room.

Ground Floor Bathroom

6'2" x 4'11" (1.9m x 1.5m)



Having a panel bath with shower over, pedestal wash hand basin, W/C, part tiled walls, window to the rear and radiator.

First Floor Landing

Having a double glazed window to the side and doors to the bedrooms.

Bedroom One

14'1" max x 9'10" max 6'10" min (4.3m max x 3.0m max 2.1m min)



Having two double glazed windows to the front and radiator.

Bedroom Two

10'9" x 9'6" (3.3m x 2.9m)

Having double glazed window to the rear, storage cupboard and radiator.

Rear Garden

Tenure - Not Verified

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

Services

The agent understands that the property has mains water /

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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.

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
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any information contained herein.

Council Tax

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