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15 Black Pear Drive
Stourport On Severn

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15 Black Pear Drive, Stourport On Severn, Kidderminster, DY13 8PG

This immaculately presented 3 Bedroom Detached family home is located on a popular development in Stourport. The property is situated in a pleasant cul-de-sac within the development, and is sat on a corner plot with a detached Garage and driveway parking. To the ground floor, it boasts an open-plan Dining/Kitchen and generous Lounge. To the first floor there are three good size Bedrooms, one having an En-Suite Shower Room and separate family Bathroom. With gas central heating, UPVC double glazing throughout and being available with no upward chain.

Accommodation is over two floors and briefly comprise, Reception Hallway with WC off, Dining/Kitchen with a range of fitted units, Lounge with French doors, Landing, Master Bedroom with En-Suite, 2 further Bedrooms, family Bathroom, Detached Single Garage, rear Garden.

OVERALL, A QUALITY PROPERTY PROVIDING PLENTY OF 'ELBOW ROOM' FOR A FAMILY. INTERNAL INSPECTION IS ADVISED TO APPRECIATE THE SYLISH AND WELL APPOINTED ACCOMMODATION ON OFFER.

On approach, you are greeted by a tarmac driveway which provides ample off road parking and gives access to the detached Garage. There are decorative borders which leads you to the front of the property.



On entrance to the property, the composite front door leads into the inviting and spacious Reception Hallway which has a useful understairs storage cupboard, WC off, stairs to first floor Landing and doors to;

The spacious open plan Kitchen/Diner is fitted with a range of gloss wall and base units with laminate worktops that incorporate an inset sink and drainer, inset gas hob with extractor fan above and built in electric oven and grill, washing machine, dishwasher and fridge freezer. The Lounge benefits from French doors that lead out to the rear Garden.

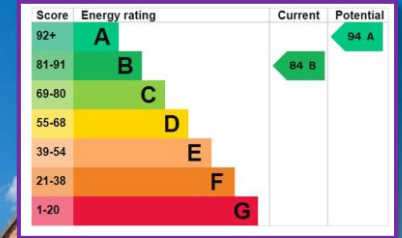
To the first floor, the L shaped Landing has a loft hatch access and doors to;

The Master Bedroom is located at the front of the property and benefits from a contemporary En-Suite Shower Room which comprises; WC, pedestal wash hand basin, shower enclosure, vertical radiator and storage cupboard. There are 2 further good size Bedrooms.

The family Bathroom has a white suite comprising; WC, Pedestal basin and bath with shower over.

Externally, the private rear Garden benefits from a paved patio with extensive lawned area beyond. There is a detached single Garage that has an up and over door, side access into the Garden and power points and lighting.





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Important: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property. We commonly receive referral fees from specialist service partners – an outline of these can be found on <https://www.leeshaw.com/downloads/referral-fees.pdf>



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