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Flat 12, Wolverley House Wolverley Village, Wolverley,
Kidderminster, DY11 5XE

With NO UPWARD CHAIN this is a rare opportunity to acquire an exceptional and spacious three-bedroom penthouse apartment set within a historic double-fronted manor house, offering attractive views to both sides in a sought-after rural location with convenient access to nearby towns. This bright and airy home includes two freehold garages, additional off-road parking, and a delightful roof garden with charming rooftop and treetop vistas.

Positioned in the heart of the highly desirable village of Wolverley, this impressive two-level duplex apartment blends period character with modern comfort. Dating back to 1750, the manor house retains many original features while providing all the benefits of contemporary living.

Beautifully restored, the property offers a harmonious mix of modern style and timeless elegance. Whether unwinding in the generous living spaces, cooking in the high-spec open-plan kitchen and lounge, or taking in the views from the private roof terrace, this duplex apartment presents the perfect rural escape - just a ten-minute drive from Kidderminster Train Station.

For further information or to arrange your viewing contact the office.

Approach

Entering the building via the beautiful wooden communal staircase and passing a charming arched window, you arrive in a welcoming entrance hall with space for coats and boots, plus doors to the downstairs W.C. and an under-stair cupboard. A wide doorway opens into:

Sitting Room

11'9" x 17'0" (3.6x5.2)

A generously sized room featuring a period open fireplace (previously connected to gas), three radiators, and original oak sash windows overlooking the paddock and woodland behind. TV and satellite sockets are installed along with projector and screen. An open staircase rises to the top floor, and another door leads to:



Open plan Kitchen/Lounge

23'7" x 16'4" (7.2x5.0)

Entered through the sitting room, this light and versatile space benefits from original dual-aspect oak sash windows. The impressive kitchen centres around a striking island built around original vertical oak beams and fitted with a modern stainless-steel sink, a secondary sink with waste disposal, two-drawer dishwasher, concealed bins, and base storage.

Additional fitted units provide extensive base and eye-level storage, plus a microwave, bottle fridge and instant hot/cold/sparkling water tap. American fridge with automatic ice tray, fitted coffee machine, and a range cooker with induction hob and lighting options completes this high-spec space.

Beyond the island, a large open area offers flexibility—ideal for a substantial dining table or a cozy lounge area with a log burner and TV. A further built-in cupboard provides extra storage. TV, satellite, and phone sockets are installed. All downstairs windows feature secondary glazing, and gas central heating.

Landing

the open staircase leads up to a bright landing illuminated by a glazed door opening onto the:

Roof Terrace

16'4" x 9' 10" (5.0x3.0)

Situated at the south end of the building, partly covered by a roof gable and partly open to the afternoon sun. The terrace enjoys views over neighboring rooftops and trees through a decorative metal-grilled opening.

Bedroom One

15'8" x 9' 10" (4.8x3.0)

A bright and spacious double, with ample fitted cupboards, exposed beams, and a large window overlooking the roof terrace. Heated by a large single-panel radiator.

Bedroom Two

11'9" x 10'9" (3.6x3.3)

A light double room with exposed beams, radiator, and window overlooking treetops. Includes an en-suite bathroom.

Bedroom Three

13'1" x 11'5" (4.0x3.5)

A cozy double, partly under the roof gable, with exposed beams, radiator, and a window looking onto the roof terrace. Includes a telephone socket and network point linked to the lounge.

Bathroom

Thoughtfully designed to maximize space, featuring a whirlpool bath beneath exposed beams, digital controls for the bath, rain shower, and hand shower, curved glass shower screen, stylish basin, enclosed washing machine, large twin-heated towel rail, and modern combi boiler.

Garages

17'8" x 8'6" (each) (5.4 x 2.6 (each))

Two freehold single garages located a short walk from the property and accessed via a shared drive. The block has recently been re-roofed, and a new French drain has been installed to manage storm water effectively.

Money Laundering Regulations.

By law, we are required to conduct anti-money laundering checks on all potential buyers and sellers, and we take this responsibility very seriously. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage these checks on our behalf. Once an offer is accepted (subject to contract), Coadjute will send a secure link for you to complete the biometric checks electronically. A non-refundable fee of £45+ VAT per person will apply for these checks, and Coadjute will handle the payment for this service. These anti-money laundering checks must be completed before we can send the memorandum of sale to the solicitors to confirm the sale. Please contact the office if you have any questions in relation to this.





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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VIEWING View by appointment only with Lex Allan. Opening times: Monday - Friday 9.00am to 5.30pm, Saturday 9.00am to 4.00pm.

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