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Mitton Lodge Vale Road, Stourport-On-Severn, DY13 8GB

This second floor apartment boasts the advantage of No Upward Chain and an enviable position overlooking the canal. Having recently been redecorated throughout and new carpets the apartment is ready for occupation. Set within the prestigious 'Mitton Lodge' retirement complex for the over 60's offering a great opportunity for social interaction and community living with a range of communal outdoor and indoor areas.

Set within the heart of Stourport on Severn Town Centre the complex offers easy access to the local shops, road networks, bus links and walks along the picturesque canal and River Severn. The second floor apartment is accessible via the lift or stairs and is immaculately presented throughout and briefly comprises a lounge diner, kitchen, bedroom and shower room, benefiting further from double glazing and electric heating. The apartment benefits from the use of the owners lounge, communal gardens, onsite launderette and lodge manager. Call today to book your viewing, available with NO UPWARD CHAIN.

EPC band C.
Council Tax Band B.

Offers Around £125,000

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Communal Entrance

Accessed via secure entry to the communal area with the lodge managers desk, owners lounge and access to the communal halls.

Communal Hall

With lift and stairs to the floors above with the apartment being located on the second floor.

Apartment Entrance

Opening to the hall.

Hall

With doors to the living room, bedroom, shower room, storage cupboard, and coving to the ceiling.

Living Room

19'8" x 11'5" (6.00m x 3.50m)



Having a feature electric fire with surround, electric heater, coving to the ceiling, door to the kitchen, and double glazed door with side panel and Juliet balcony providing views of the canal.



Kitchen

7'10" x 7'6" (2.40m x 2.30m)



Fitted with wall and base units having a complementary worksurface over, single drainer sink unit with mixer tap, built in oven and hob with extractor fan over, integrated under-counter fridge and freezer, tiled splash backs, coving to the ceiling, and double glazed window to the rear.

Bedroom

13'5" max x 10'2" max, 9'2" min (4.10m max x 3.10m max, 2.80m min)



With a double glazed window to the rear providing views over the basin, a further obscured double glazed window to the side, fitted wardrobe, electric heater and coving to the ceiling.

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Shower Room



Outside



Fitted with a suite comprising a shower enclosure, wash basin set to base unit, w/c, tiled walls, heated towel rail and coving to the ceiling.

View



Communal Lounge



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Laundry Room

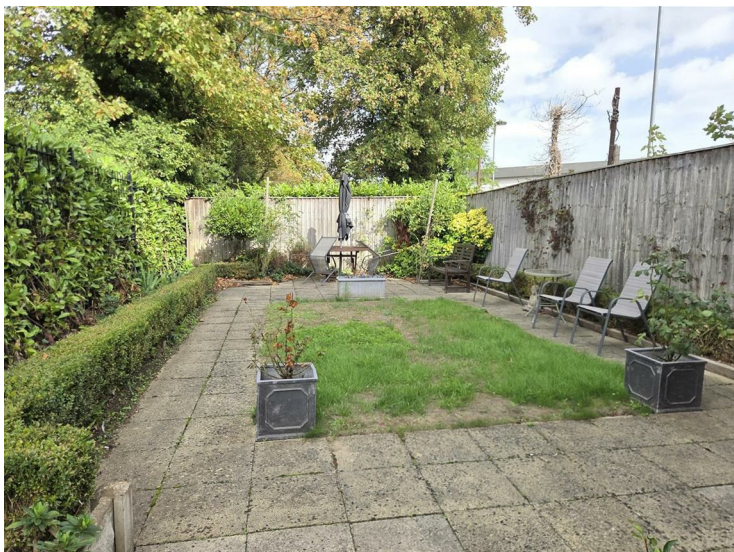


Communal laundry room.

Communal Gardens



Communal Gardens



Mitton Lodge

Mitton Lodge is a retirement complex for the over 60's, any purchaser will be required to undertake an interview with the Development Manager, submit and be successful in an application to Churchill Retirement.

Council Tax

Wyre Forest DC - Band B.

Services

The agent understands that the property has mains water / electricity / drainage available. All interested parties should obtain verification through their solicitor or surveyor before entering a legal commitment to purchase.

Tenure - Leasehold not verified

The owner states that the property is leasehold; ground rent and other charges may be payable. However all interested parties should obtain verification through their solicitor.

The seller has informed us of the following information which was supplied in September 2026;

Length - 125 years from May 2012

Ground Rent - £931.72 per year

Service Charge - £2499.49 per year

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.

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

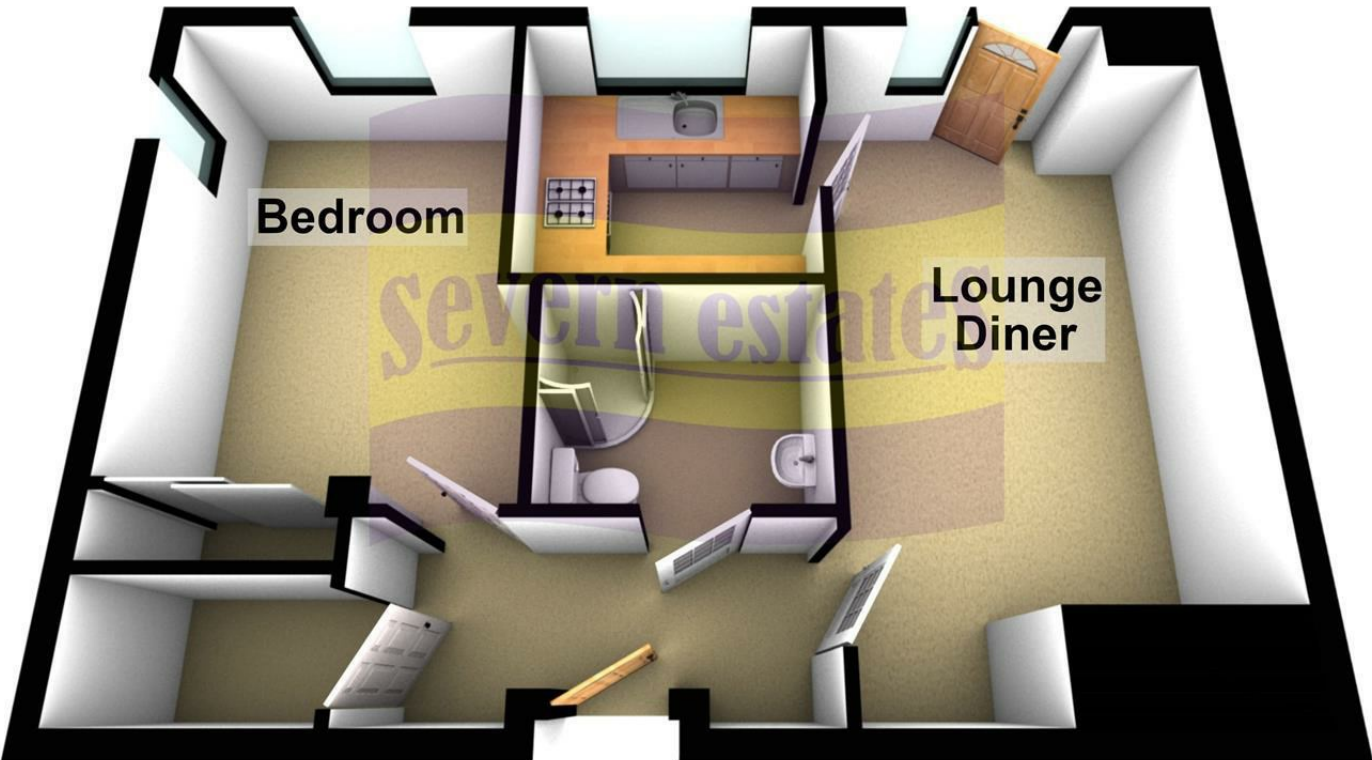
The information in these property details is believed to be accurate, but Severn Estates does not give any Partner or employee authority to give, any warranty as to the accuracy of any statement, written, verbal or visual. You should not rely on any information contained herein.

RF-210926-V1.0

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Mitton Lodge



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	77	83
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	