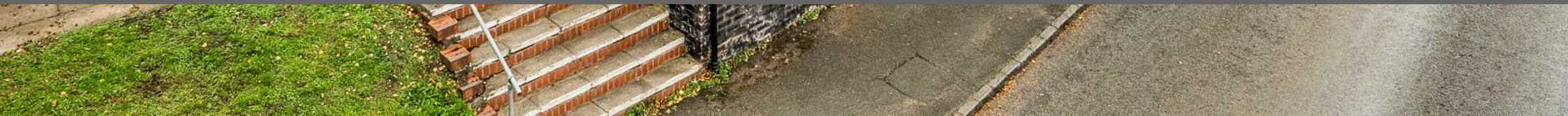


Since 1971
**Andrew
Grant**



Flat 6 Harkaway House





Flat 6 Harkaway House

The Village, Chaddesley Corbett, DY10 4SB

An opportunity to create a village home through modernisation, within a character building in the sought after setting of Chaddesley Corbett.

1 Bedroom | 1 Bathroom | 1 Reception | Communal gardens and parking

Occupying the second floor of Harkaway House, this apartment requires modernisation throughout and offers scope to shape the interior to individual tastes. Its principal space brings the kitchen and living room together, complemented by a separate double bedroom and bathroom. The building stands within Chaddesley Corbett Conservation Area and is included on the Local Heritage List, placing the property within the village's historic surroundings.

400 sq ft (37.2 sq m)

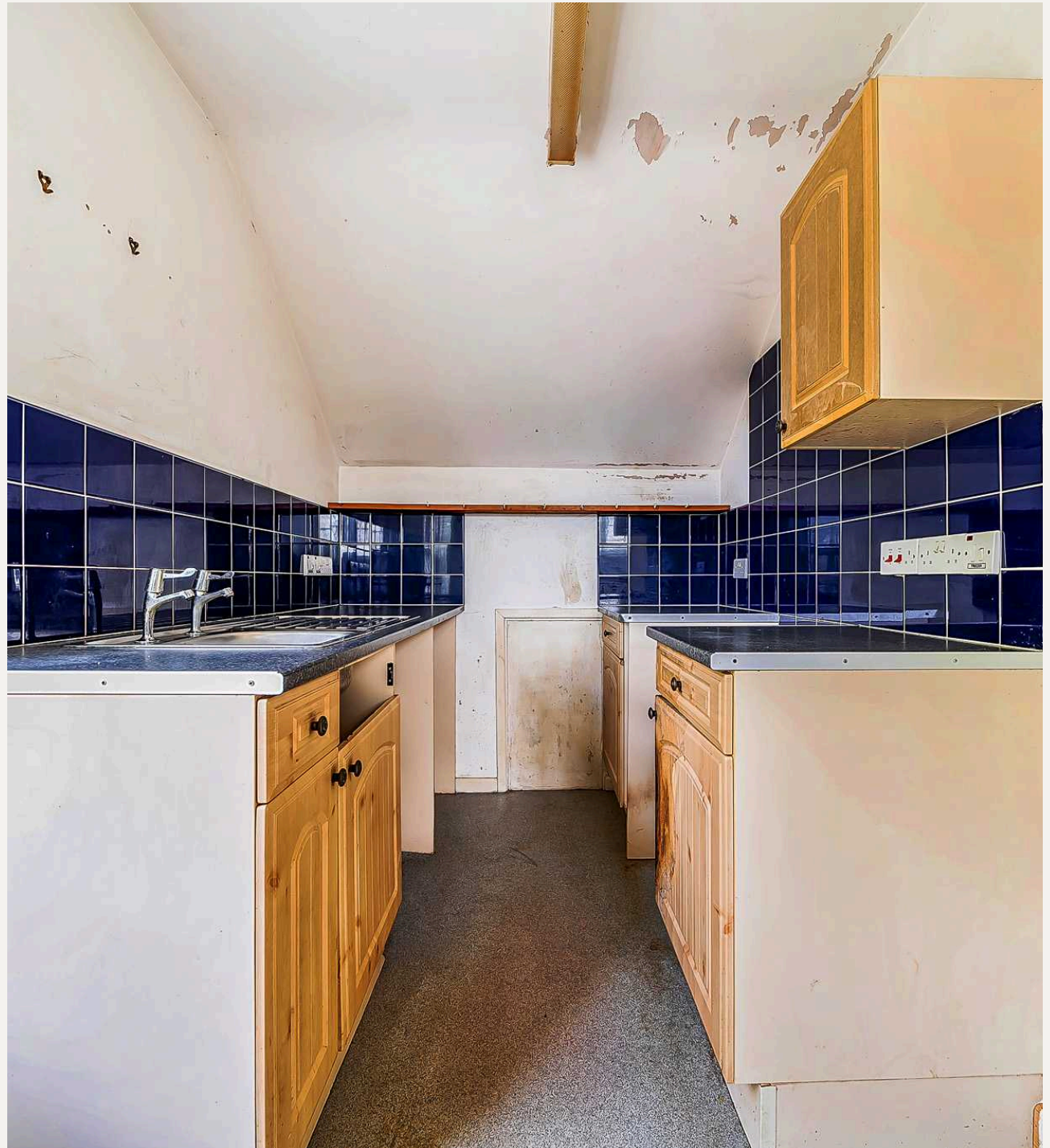
Leasehold

The accommodation

Windows on two sides and a sloping ceiling define the open plan kitchen and living room, the apartment's largest space. The kitchen occupies a recessed area beside the main living space, offering scope for renewal within the existing connected arrangement.

A dormer window gives the primary bedroom its architectural character, with space for a double bed beneath the shaped ceiling. Separate from the living room and reached from the entrance hall, it provides a distinct room within the apartment's modernisation opportunity.

The bathroom is accessed independently from the entrance hall and has an obscured window. Requiring refurbishment, it offers scope to update the existing bathing arrangement and finishes as part of a coordinated improvement of the interior.







The communal gardens and parking

Residents share the communal garden behind the building, where a paved patio and paths border a lawn. Mature trees and established shrubs frame the garden, with steps connecting it to the car park above.

A sizeable communal car park lies to the rear, with vehicle access from Hemming Way. Parking is shared by residents, and a pedestrian route leads down the steps through the garden towards the building.





Location

Harkaway House stands in the historic centre of Chaddesley Corbett, a sought after Worcestershire village surrounded by countryside. Traditional buildings and St Cassian's Church contribute to the character of its Conservation Area setting.

The village offers independent shops and boutiques, a butcher, local services and a choice of pubs and restaurants. The Swan Inn is an established village venue, while Chaddesley Corbett Surgery provides local healthcare.

Schooling includes Chaddesley Corbett Endowed Primary School, with nursery and preschool provision. The independent Winterfold House School lies in the surrounding countryside, with further educational options in nearby towns.

Kidderminster and Bromsgrove are both around five miles away. The A448 links the towns, with onward access to the M5 and M42, while Kidderminster station provides rail connections towards Birmingham and Worcester.

Rural footpaths and Chaddesley Woods National Nature Reserve offer opportunities for countryside walks. Nearby Harvington Hall adds heritage interest, complementing the village's amenities and rural surroundings.



Services

The property benefits from mains electricity, water and drainage.

Broadband Speed

Superfast broadband available. Download speeds up to 80 Mbps and upload speeds up to 20 Mbps (source: Ofcom checker).

Mobile Coverage

Likely available from EE, O2, Three and Vodafone. (source: Ofcom checker).

Flood Risk

According to the Environment Agency's long-term flood risk data, the property is currently at ver low risk for river flooding and very low risk for surface water flooding.

EPC

The EPC rating for this property is: D.

Council Tax

The Council Tax for this property is Band A.



Harkaway House, The Village, Chaddesley Corbett, Kidderminster, DY10

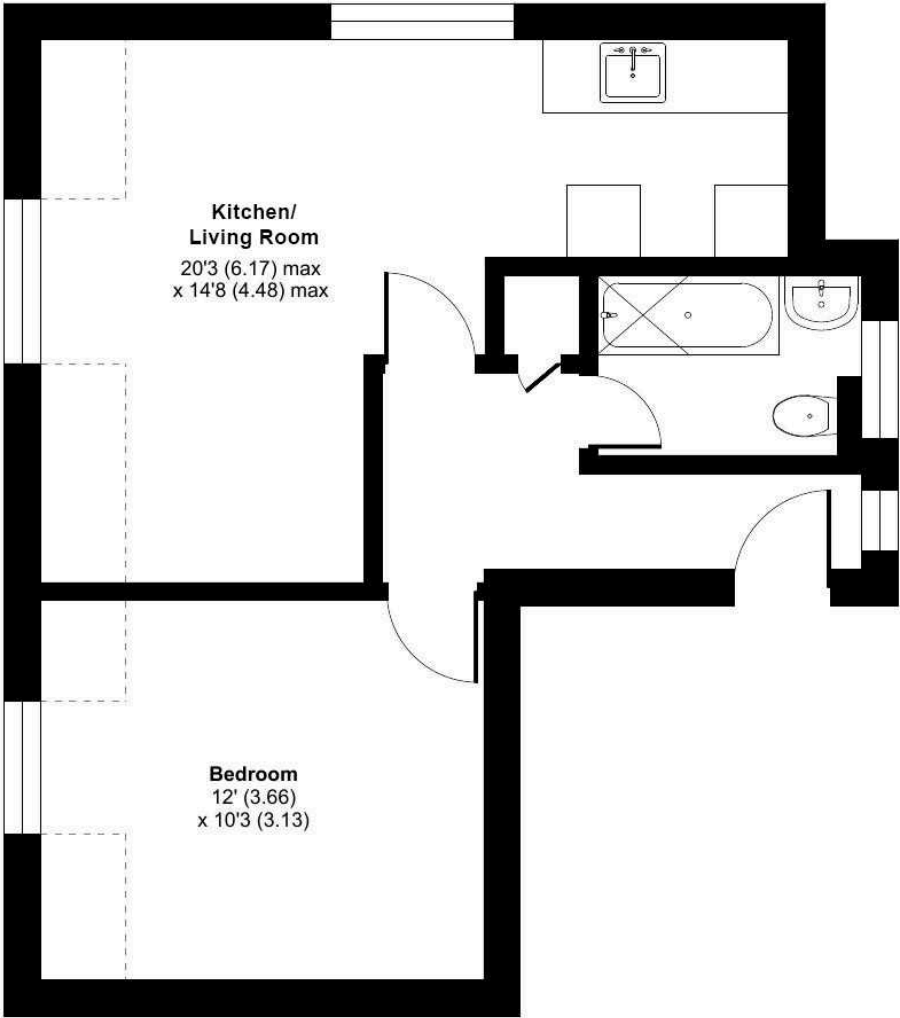


Approximate Area = 400 sq ft / 37.2 sq m
Limited Use Area(s) = 40 sq ft / 3.7 sq m
Total = 440 sq ft / 40.9 sq m

For identification only - Not to scale

Denotes restricted
head height

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 C
55-68	D	56 D	
39-54	E		
21-38	F		
1-20	G		



SECOND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n̄che.com 2025. Produced for Andrew Grant. REF: 1529349



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