



14 Severn View, Stourport-on-severn, Worcestershire, DY13 9FE

We are delighted to offer For Sale this waterside ground floor apartment which is situated on the ever popular 'Waters Edge' development built by Messrs 'Barratt Homes' being located to offer easy access to Stourport Town Centre and its amenities. The apartment on offer is one of very few to have its own entrance door from the outside with the accommodation comprising an open plan living, dining and kitchen area, master bedroom with ensuite, second bedroom and bathroom. Benefiting further from double glazing, electric heating, allocated parking space and enviable views across the basin. Viewing comes highly recommended to secure this delightful apartment.

Council Tax Band B.

EPC band D.

Offers Around £179,950

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Entrance Door

Being one of very few apartments on the development to have its own entrance door which is double glazed and leads into the reception hall.

Reception Hall

With doors to the bedrooms, bathroom, living area, storage cupboard with shelving and electric radiator.

Lounge Area

16'4" max 14'5" (5.0m max 4.4m)



Having two double glazed windows to the rear providing views over the basin, wall mounted electric fire, two electric radiators, dining area and open plan to the kitchen.

Lounge Area



Kitchen Area

8'10" x 6'2" (2.7m x 1.90m)



Comprising of wall and base units with complimentary work surface over with tiled section, single drainer sink unit with mixer tap, built in oven and hob with hood over and stainless steel splash back, plumbing for washing machine, space for domestic appliance and double glazed window to the front.

Bedroom One

12'1" max 8'10" min x 10'5" max (3.70m max 2.7m min x 3.2m max)



With two double glazed windows to the rear providing views over the basin, electric radiator, built in wardrobe and door to the ensuite.

Ensuite Shower Room

Having a white suite comprising a tiled shower enclosure with glass door, pedestal wash basin, w/c, heated towel rail, tiled splash backs and extractor fan.

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Bedroom Two

9'10" x 8'10" (3.0m x 2.7m)



With a double glazed window to the front, built in wardrobe and electric radiator.

Bathroom



Fitted with a white suite comprising a panelled bath, pedestal wash basin, w/c, part tiled walls, heated towel rail, extractor fan and double glazed window to the front.

Outside



Outside



Parking

Having an allocated parking space

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.

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.

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.

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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 any statement, written, verbal or visual. You should not rely on any information contained herein.

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