



13 Sandbourne Drive

Bewdley, DY12 1BN

Andrew Grant

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4 Bedrooms 1 Bathroom 2 Reception Rooms

A generous four bedroom detached home with two reception rooms, tremendous potential for renovation and tiered garden.

- Spacious four bedroom detached family home with scope to personalise
- Versatile reception spaces and adjoining kitchen cater to everyday life and entertaining
- Terraced garden includes patio, lawns and greenhouse
- Block paved driveway and attached double garage provide generous parking and storage
- Peacefully located on Sandbourne Drive close to Bewdley's schools, amenities and countryside

13 Sandbourne Drive is a well-proportioned detached home set in a quiet residential lane. The ground floor provides a generous living room, separate dining room, and a fitted kitchen with access to the garden. Upstairs there are four bedrooms, including a primary bedroom with en suite, and a family bathroom. With potential to modernise throughout, this property offers an excellent opportunity to create a contemporary family home. Outside, the rear garden is terraced with patio, lawns and a greenhouse, while a block-paved driveway and double garage sit to the front.

1376 sq ft (127.8 sq m)





The kitchen

Set at the rear of the home, the kitchen opens onto the garden. Timber wall and base cabinets provide storage, complemented by worktops, an electric cooker, and a twin bowl sink beneath a wide window. A glazed door leads out to the patio, while a door links to the dining room for convenient serving and everyday flow.





The living room

The living room provides a generous space for everyday family life. A stone fireplace with a hearth and mantel forms the focal point, housing an electric fire. The room enjoys a broad picture window to the front, while internal doors link the living room with both the dining room and hallway.





The dining room

The dining room serves as the social hub for meals and gatherings. A glazed feature overlooks the rear terrace and garden, while doors flow into both the kitchen and living room. The layout comfortably accommodates a family table and promotes an easy flow between the principal living areas.



The primary bedroom

Enjoying a peaceful position at the front of the house, the primary bedroom offers a generous retreat. A wide window allows plenty of natural light to fill the room, while built-in wardrobes provide useful storage. An archway leads through to the en suite shower room, giving this bedroom its own private facilities.





The primary ensuite

Within the primary suite is a dedicated en suite shower room. It comprises a glazed shower enclosure and pedestal wash basin set against fully tiled walls. A wall mounted mirror and glass shelf complete the room.



The second bedroom

Situated to the rear of the house, the second bedroom is a good sized double. It benefits from built in wardrobes along one wall and a wide picture window overlooking the garden and greenery. There is ample floor space for a bed and additional furniture.





The third bedroom

The third bedroom is a versatile space with a wide window overlooking the rear. This room could also make an ideal guest room, nursery or workspace.



The fourth bedroom

Ideal as a single bedroom or home office, the fourth bedroom is designed for flexible use. It includes a run of fitted cupboards and a large window overlooks the frontage.



The bathroom

Serving the remaining bedrooms, the family bathroom is positioned off the landing. It contains a panelled bath, pedestal wash basin, bidet and WC. A frosted window provides privacy and ventilation, and there is a wall cabinet with mirrored door.



The garden

Stretching out behind the home, the terraced rear garden offers plenty of space for relaxation and cultivation. A paved patio adjoins the house, with steps rising to lawns, gravelled seating areas and a greenhouse set among mature shrubs.





The driveway and parking

To the front of the property, a block paved driveway provides generous off road parking. It leads to an attached double garage with a remote control electric roller door, offering secure storage and workshop space. There is also a low maintenance front garden and gated side access to the rear.

Location

Sandbourne Drive is situated in Bewdley, a picturesque Georgian riverside town on the western edge of the Wyre Forest. The area offers a friendly community atmosphere with tree lined residential streets and easy access to local amenities. Residents enjoy a range of shops, cafes and pubs in the town centre, along with recreational activities in nearby parks and woodland. There are schooling options for all ages and good road links to Kidderminster, Stourport on Severn and the wider Worcestershire region. The property's position also affords quick access to walking and cycling routes through open countryside.

Services

Services are TBC.

Broadband Speed: Ultrafast broadband available. Download speeds up to 8000 Mbps and upload speeds up to 8000 Mbps (source: Ofcom checker).

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

Flood Risk (Long-term forecast): According to the Environment Agency's long-term flood risk data, the property is currently at very low risk for river and surface water flooding.

Council Tax

The Council Tax for this property is Band E.



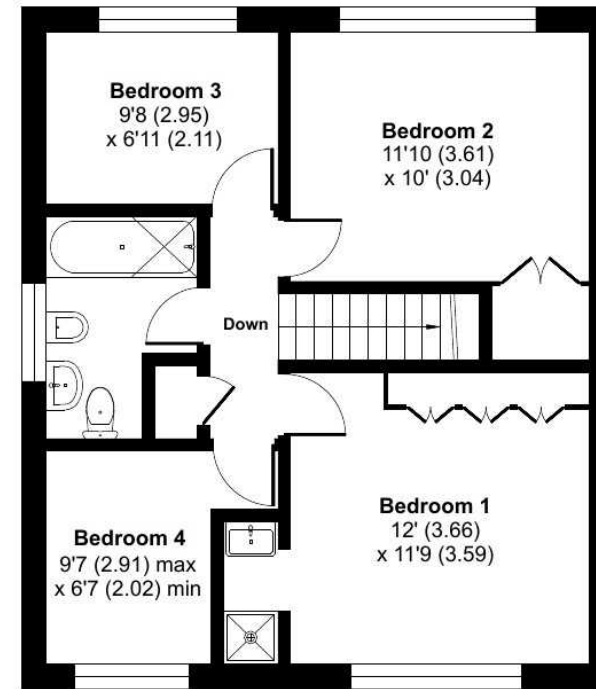
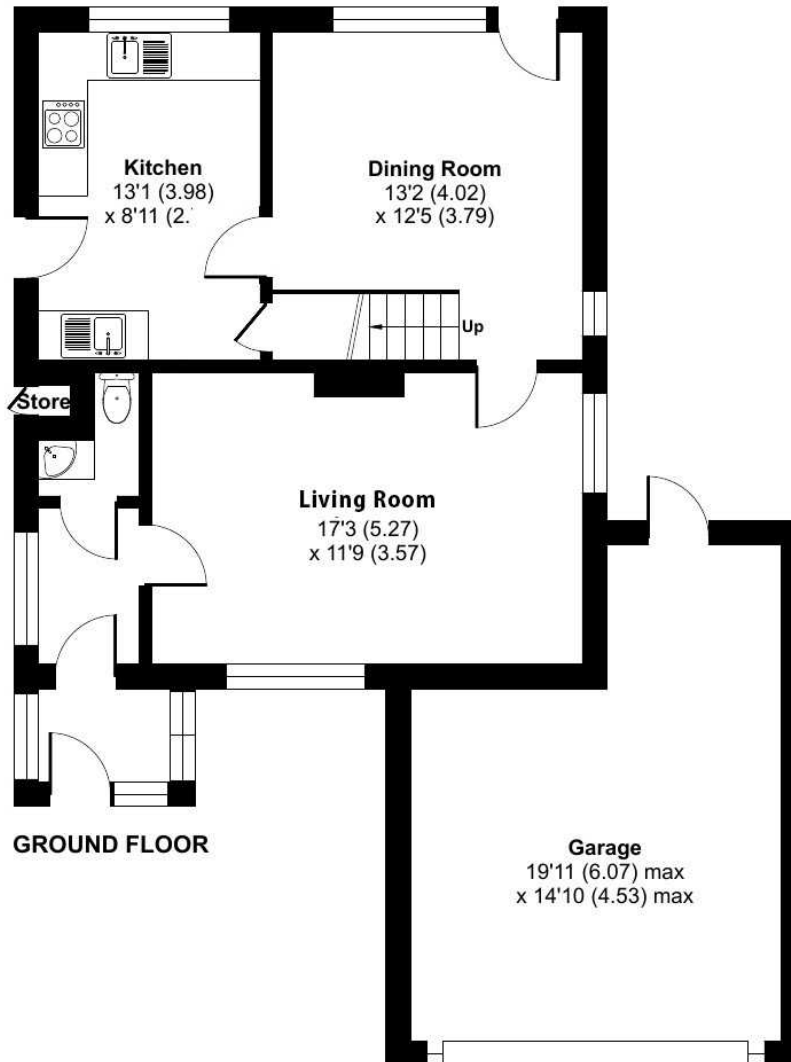
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Approximate Area = 1126 sq ft / 104.6 sq m

Garage = 250 sq ft / 23.2 sq m

Total = 1376 sq ft / 127.8 sq m

For identification only - Not to scale



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



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Andrew Grant. REF: 1458056



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