Severn Estates
40 High Street, Stourport on Severn
Worcestershire, DY13 8BS
01299 826777
sos@severnestateagents.co.uk
www.SevernEstateAgents.co.uk

Flat 4, Waterfront Views York Street, Stourport-On-Severn, DY13 9BT

We are delighted to offer For Sale this ground floor apartment which is situated within the popular 'Waterfront View' development and is located within the heart of Stourport's Town Centre yet enjoying an enviable position by the basin. The development is set within walking distance to the Town Centre with a variety of shops, supermarkets, doctors, pharmacies and cafes, also on the door step is the canal system and riverside both offering enjoyable walks. The accommodation consists of a lounge diner, fitted kitchen, two bedrooms and shower room. Benefiting further from double glazing, gas central heating and allocated parking. The property is currently rented out at a monthly rent of £725pcm
EPC band C.
Council Tax Band B.

Offers Around £129,950

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Communal Entrance
Communal door with security intercom opens into the communal hallway where the apartment door is situated on the right hand side.

Apartment Entrance Door
Opens into the reception hall.

Reception Hall
Having security intercom phone, radiator, doors to storage cupboard, lounge, two bedrooms and bathroom.

Living Room
17'0" x 13'9" max 11'9" min (5.2m x 4.2m max 3.6m min)

Having a feature fire surround with marble effect back and hearth, two sets of double doors, radiator and door to the kitchen.

Living Room

Kitchen
9'10" x 7'10" (3.0m x 2.4m)

Fitted with a range of wall and base units with wood effect doors, dark marble effect work surface over, one and a half bowl sink unit with mixer tap, built in oven and gas hob with hood over, integrated fridge freezer, wall mounted central heating boiler, double glazed widow to the front and radiator.

Bedroom One
11'1" x 11'1" (3.4m x 3.4m)

Having double door leading out and radiator.

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Bedroom Two
8'6" x 7'6" (2.6m x 2.3m)

Having a double glazed window to the rear and radiator.

Shower Room
8'10" max 6'2" min x 6'2" (2.7m max 1.9m min x 1.9m)

Having a white suite comprising of a walk in shower cubicle with shower over, pedestal wash hand basin, W/C, part tiled walls, tile effect laminate flooring and radiator.

Outside

Rear Elevation

Surrounding Area

Surrounding Area

Council Tax
Wyre Forest District Council - Band B.

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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 / gas / 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.

MONEY LAUNDERING REGULATIONS

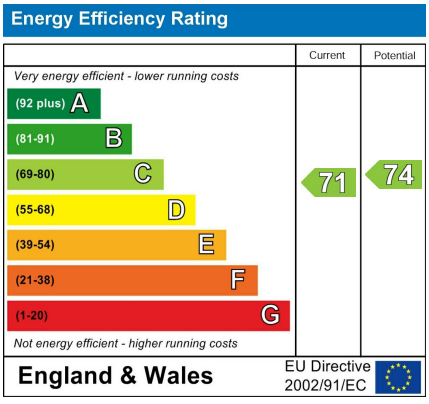
MONEY LAUNDERING REGULATIONS - Intending purchasers will be asked to produce identification documentation at offer stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

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.

RP-24/06/2026-V1


Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
71
74
England & Wales
EU Directive 2002/91/EC