



16 Church Walk, Stourport-On-Severn

Nock
Deighton
SINCE 1831



16 Church Walk is a bright and spacious three-bedroom home offering well-proportioned and highly versatile accommodation across two floors.

Situated within the popular Areley Kings area of Stourport-on-Severn, conveniently positioned close to a range of everyday amenities, schools and local services. The property is also well placed for access to transport links, making the neighbouring towns of Bewdley and Kidderminster easily accessible.

The property is entered through a welcoming hallway, where a light tunnel introduces additional natural light and enhances the bright, airy feel of the home. From here, doors lead to the principal ground-floor rooms, with stairs rising to the first floor.





To the front is a separate dining room, providing an ideal setting for family meals or entertaining. Due to the flexible nature of the layout, this room could also be used as a home office, playroom, snug or occasional fourth bedroom, depending on the needs of the occupier.

The generously sized lounge is positioned to the rear and offers ample space for a variety of seating arrangements. Double doors connect the lounge with the central hallway, while the rear conservatory provides a further reception area overlooking the garden. This creates an excellent flow between the living spaces and offers plenty of room for both everyday family life and entertaining.



The kitchen is also situated at the rear of the property and provides a practical arrangement of fitted units, work surfaces and space for appliances. A door leads to a useful side passage, which provides access to both the front and rear of the property.



Completing the ground floor is an exceptionally spacious garage, accessed via an electric garage door and benefiting from an electricity supply within. The garage offers secure parking together with substantial storage space and, subject to the necessary permissions, may also provide potential for alternative uses or future conversion.

On the first floor, the landing gives access to three well-proportioned double bedrooms. The principal bedroom is a particularly generous room, while the remaining two bedrooms both provide comfortable accommodation with space for wardrobes and additional furniture. A family bathroom completes the first-floor layout.



Overall, 16 Church Walk is a spacious and adaptable home with three genuine double bedrooms, multiple reception areas and an abundance of natural light. Its versatile accommodation would suit a range of buyers, including families, those working from home or anyone requiring the option of ground-floor bedroom accommodation.



Church Walk enjoys an appealing setting, with views of the local church visible from both the road and the rear garden. This prominent local landmark is a distinctive and much-loved feature of the area, adding further character to the property's surroundings.

Council Tax band: F

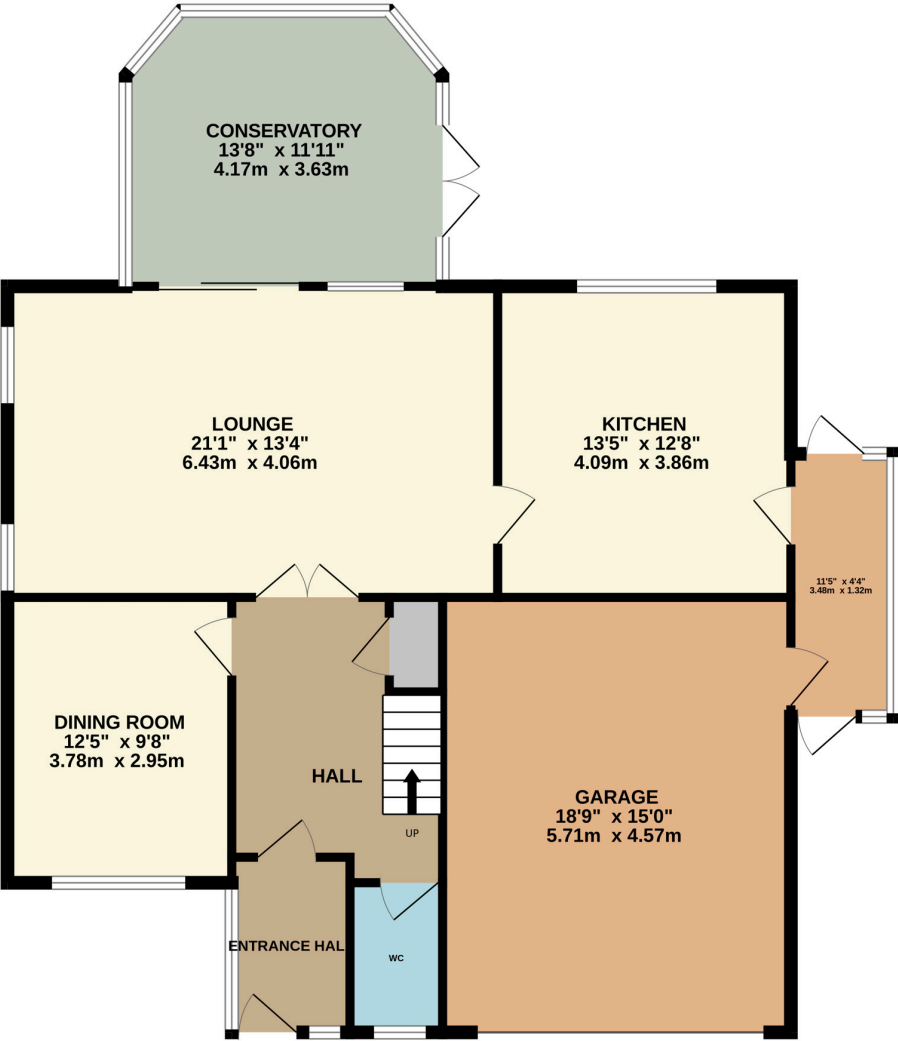
Tenure: Freehold

EPC Energy Efficiency Rating: D

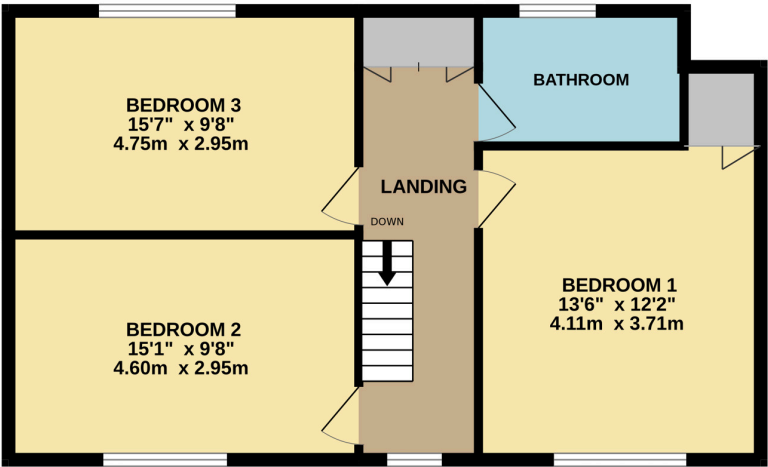


- Bright And Spacious Interior
- Large Driveway And Garage
- Generous Size Plot
- 3 Large Double Bedrooms
- Spacious And Inviting Reception Rooms
- Close To Amenities And Transport Links

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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