



2 Easthope Close, Stourport-On-Severn, DY13 0DS

We are delighted to offer For Sale this end terraced house that is situated within this established residential area of Stourport with the location giving access to main road networks leading to the Town Centre, Bewdley and Worcester, plus amenities located close by in Areley Kings of a Coop 'Village' Store with post office, pharmacy and recreational park. Having been well cared for the property briefly comprises a living room, rear hall and kitchen diner to the ground floor, three bedrooms and bathroom to the first floor. The property benefits further from double glazing, gas central heating and off road parking.

Council Tax Band A.
EPC Band Tbc

Offers Around £169,950

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Entrance Door

Being double glazed and opens into the reception hall.

Reception Hall

15'1" x 6'2" (4.6m x 1.9m)

Having a staircase to the first floor landing, laminate wood effect flooring, radiator, doors to the lounge, kitchen and rear garden.

Lounge

18'4" max 12'1" min x 11'9" max 8'6" min (5.6m max 3.7m min x 3.6m max 2.6m min)



Having two double glazed windows to the front, radiator, gas fire with tiled surround and laminate wood effect flooring.

Kitchen

12'1" x 11'5" (3.7m x 3.5m)



Fitted with a range of wall and base cabinets with work surface over, single drainer sink unit with mixer tap, space for domestic appliance, radiator, tiled flooring, door to airing cupboard and double glazed window to the rear.

First Floor Landing

Having access to the loft space, double glazed window to the side, doors to the bedrooms and bathroom.

Bedroom One

11'9" x 11'5" max 9'10" min (3.6m x 3.5m max 3.0m min)



Having a double glazed window to the rear and radiator.

Bedroom Two

11'9" max x 11'5" (3.6m max x 3.5m)



Having a double glazed window to the front and radiator.

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Bedroom Three

8'6" x 8'6" (2.6m x 2.6m)



Having a double glazed window to the front and radiator.

Bathroom

6'6" max 5'10" min x 6'6" (2.0m max 1.8m min x 2.0m)



Fitted with a white suite comprising of a panel bath with wall mounted shower and screen over, wash hand basin built into a unit, W/C, radiator, part tiled walls, radiator and double glazed window to the rear.

Outside

Lawn foregarden and driveway.

Rear Garden



Having a lawn area, paved patio and hardstanding area, rear access gate and gated access to the front.

Council Tax

Wyre Forest District Council Band A.

Tenure - Not Verified

The owner states the property is freehold 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-08/06/2026-V1

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