



26 Truro Drive

Kidderminster, DY11 6DN

Andrew Grant

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3 Bedrooms 1 Bathroom 1 Reception Room

A three-bedroom semi with long living room/diner, generous garden and outstanding south-west views, plus a new driveway and scope to personalise.

- Three-bedroom semi-detached home with accommodation arranged over two floors.
- Long through living and dining room featuring a focal fireplace and large windows front and rear.
- Generous south-west facing rear garden with lawn, mature shrubs and far-reaching countryside views.
- Newly laid driveway providing off-road parking and a covered entrance porch.
- Quiet Kidderminster setting backing on to open fields with easy access to town amenities, schools and transport links.

Built in the late 1960s/early 1970s, this three-bedroom semi-detached home offers generous living space with a long living and dining room and a sizeable kitchen with scope to create a utility. Upstairs are three bedrooms served by a family bathroom. Outside, a newly laid driveway leads to a covered entrance and side access to a south-west facing garden with lawn, shrubs and open views over the Severn Valley. The property enjoys a quiet setting with access to Kidderminster's amenities, schools and transport connections.

842 sq ft (78.2 sq m)





The kitchen

Ideal for busy family life, the kitchen provides generous preparation and storage space. It features a range of traditional timber cabinets, a double oven with an extractor canopy and a sink set beneath a broad window overlooking the garden. An adjoining area offers scope to create a utility room or pantry, adding to the practical layout.



The living room and dining room

Designed for relaxing and entertaining, the long living and dining room stretches from the front to the rear of the house. A decorative fireplace creates a focal point, while large windows at either end frame garden and front aspects. There is ample space for both seating and dining areas and a door from the hall makes it convenient for everyday living.





The primary bedroom

Situated at the front of the first floor, the primary bedroom offers a restful retreat. A wide window overlooks the street and the room benefits from a fitted wardrobe with sliding doors. There is plenty of room for a double bed and additional furniture, creating a comfortable main sleeping space.



The second bedroom

Enjoying far-reaching views from a rear-facing window, the second bedroom is another good-sized double room. The coved ceiling adds character, and the window frames open countryside vistas beyond the garden. This versatile room would suit guests or family members and easily accommodates wardrobes and other furniture.





The third bedroom

Currently used as a study, the third bedroom provides a flexible space for work or rest. It features a front-facing window and a coved ceiling, making it a bright and functional room. This room would serve well as a single bedroom, nursery or home office depending on your needs.



The bathroom

Serving the first floor, the family bathroom is finished with colourful tiling. It includes a panelled bath with an overhead shower, a pedestal basin and a WC. Frosted windows allow for natural light and privacy, while the tiled walls make for easy maintenance.



The garden

A highlight of the property is the south-west facing rear garden, ideal for outdoor enjoyment. It features a generous lawn bordered by mature hedging and shrubs, along with a useful garden shed. There is ample space for seating or play, and the plot enjoys uninterrupted views over open countryside.







The driveway and parking

To the front of the house a recently laid driveway provides convenient off-road parking. The drive is bounded by a mature evergreen hedge for privacy and leads to a charming covered porch. A side gate offers access to the rear garden, and there is ample space to park multiple vehicles.

Location

Truro Drive sits within a quiet residential area on the western edge of Kidderminster. The town offers a good range of shops, supermarkets, leisure amenities and healthcare services. There are both primary and secondary schools nearby, as well as nurseries and colleges. Public transport is readily available with local bus routes and a mainline railway station offering connections to Worcester, Birmingham and beyond. The surrounding Severn Valley countryside provides opportunities for walking and cycling, while nearby road links make commuting by car straightforward. Shopping, dining and leisure facilities are available in town, and nearby Bewdley and Stourport-on-Severn offer riverside attractions.

Services

The property benefits from mains gas, electricity, water and drainage.

Broadband Speed: Ultrafast broadband available. Download speeds up to 1800 Mbps and upload speeds up to 220 Mbps (source: Ofcom checker).

Mobile Coverage: Likely available from EE, Three, Vodafone and O2 (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

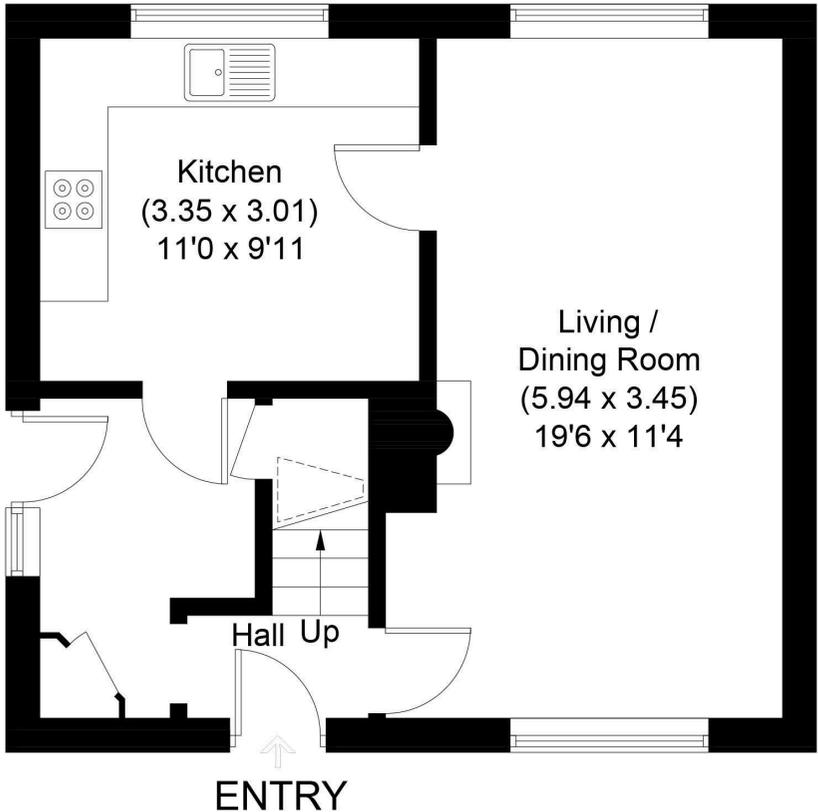
The Council Tax for this property is Band B.



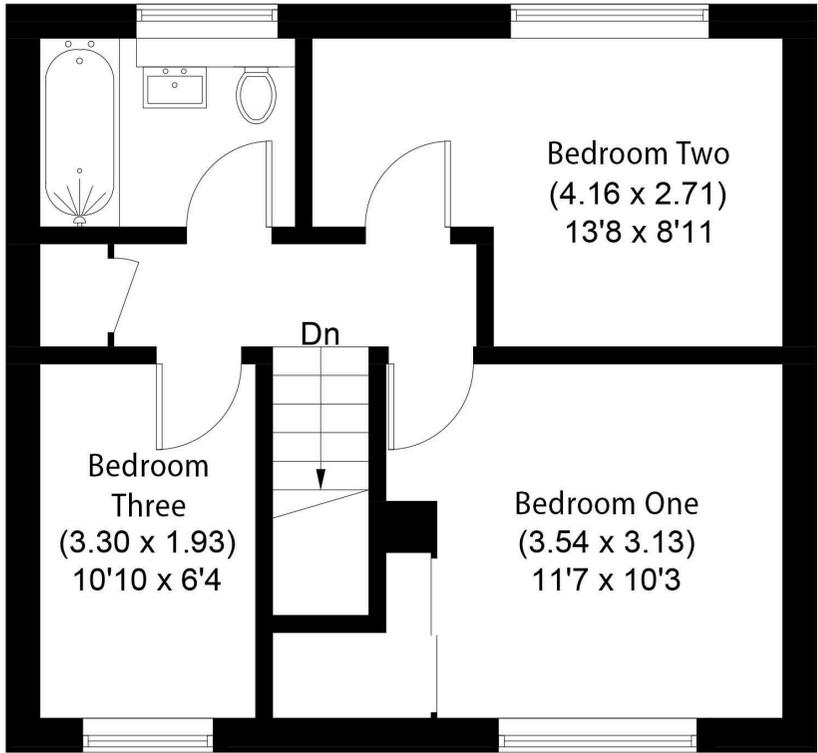
Truro Drive

Approximate Gross Internal Area
 Ground Floor = 39.2 sq m / 422 sq ft
 First Floor = 39.0 sq m / 420 sq ft
 Total = 78.2 sq m / 842 sq ft

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



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.



DISCLAIMER: These particulars are not to form part of a Sale Contract owing to the possibility of errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded unless otherwise agreed within the Sale Contract documentation or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreage, estimated square footage, planning/building regulations' status or the availability/operation of services and/or appliances. Therefore prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase. We commonly receive referral fees from specialist service partners – an outline of these can be found here: <https://cutt.ly/referrals> and are reviewed annually in line with our financial year to identify any changes in average fee received.



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