



4 Foxglove Close, Stourport-On-Severn, DY13 9BN

We are delighted to offer For Sale this two bedroom mid terraced house which is situated within this quiet cul-de-sac of the Baldwin Rise development. The quiet yet convenient location grants easy access to the

Town Centre, highly regarded Wilden Primary School along with main road networks and picturesque walks along the canal. The immaculate interior briefly comprises a hallway, cloakroom, fitted kitchen and open plan lounge / diner to the ground floor, two bedrooms and bathroom to the first floor. The property

benefits further from gas central heating, double glazing, off road parking and rear garden. Early inspection is essential to appreciate the accommodation and location on offer.

Council Tax Band B.

EPC Band B.

Offers Around £240,000

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Entrance Door

Composite door opens into the reception hall.

Reception Hall

Having staircase to the first floor landing, radiator, doors to the cloakroom, kitchen and open plan lounge / diner.

Cloakroom



White Suite comprising of a wash hand basin built into a unit, W/C, double glazed window to the front and heated towel rail.

Lounge

16'4" max 10'9" min x 13'9" max 10'5" min (5.0m max 3.3m min x 4.2m max 3.2m min)



Having double glazed double doors to the rear giving access to the rear garden, door to understairs storage cupboard and radiator.

Kitchen

11'5" x 6'2" (3.5m x 1.9m)



Fitted with a range of wall and base cabinets with grey gloss doors and slate effect work surface over, single drainer sink unit with mixer tap, built in electric oven and gas hob, integrated fridge freezer, washing machine and dishwasher, part tiled walls, wall mounted central heating boiler, radiator and double glazed bay window to the front.

First Floor Landing

Having access to the loft space, doors to the bedrooms and bathroom.

Bedroom One

13'9" x 11'1" min (4.2m x 3.4m min)



Having a double glazed window to the rear and a radiator.

Bedroom Two

13'9" max 8'10" (4.2m max 2.7m)



Having two double glazed windows to the front, radiator and door to storage cupboard.

Bathroom

7'6" x 6'2" (2.3m x 1.9m)



White suite comprises of a panel bath with thermostatic shower and screen over, wash hand basin built into a unit, W/C, part tiled walls and heated towel rail.

Outside

Having a tarmacadam driveway for two cars.

Rear Garden



Patio area leads to the lawn with a gated access.

Tenure - Not Verified

The owner states the property is freehold however all interested parties should obtain verification through their solicitor.

Council Tax

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

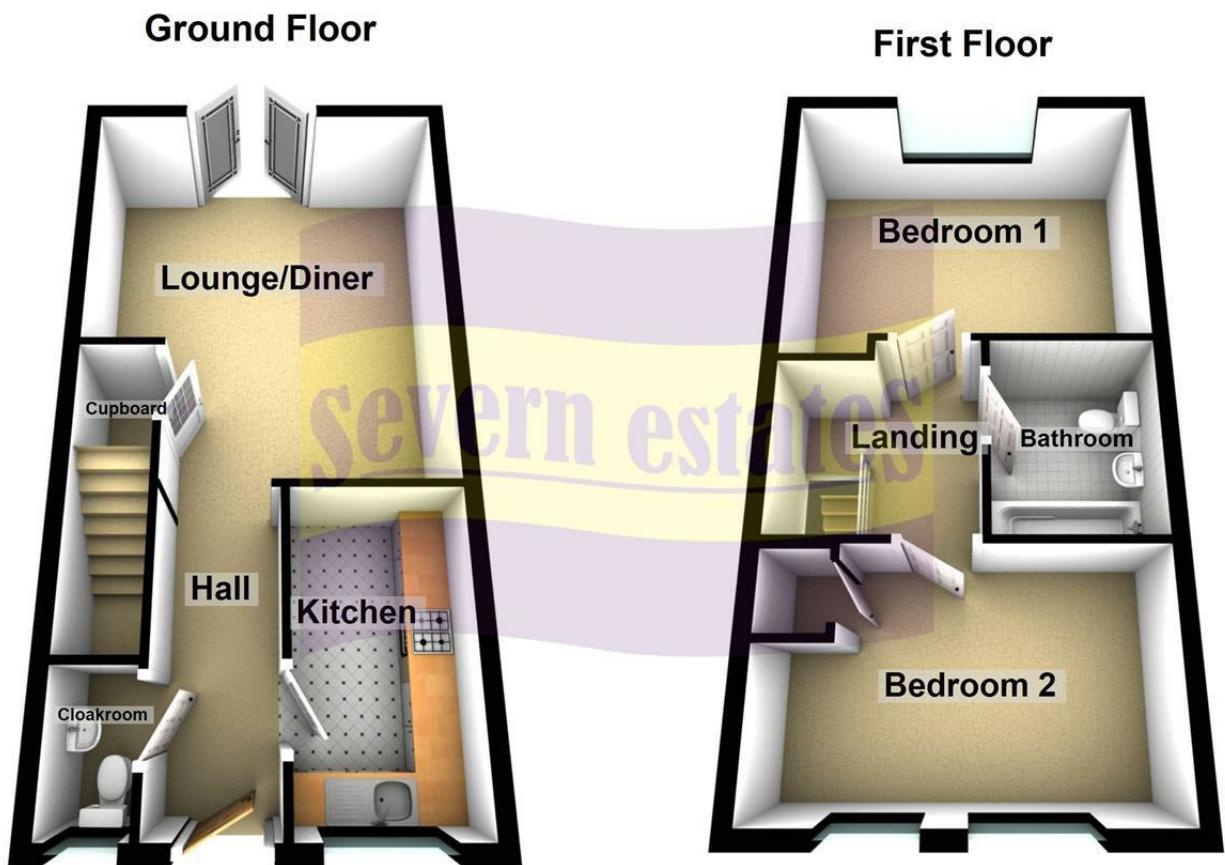
MISREPRESENTATION ACT - PROPERTY MISDESCRIPTIONS ACT

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-27/10/2025-V1

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		97
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	