33 ROSEMARY ROAD

| KIDDERMINSTER | | DY10 2SW







A spacious and versatile four-bedroom semi-detached family home, offering well-arranged accommodation, generous driveway parking, a detached garage and low-maintenance rear garden.

Offers in the region of £279,000





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- **An Attractive Four Bedroom Semi-Detached Family Home**
- **Accommodation Extending to Approximately 1,038 Sq Ft, Excluding Garage**
- **Spacious Reception/Dining Room and Fitted Kitchen**
- **Versatile Study with Access to the Rear Garden**
- **Generous Driveway Parking and Detached Garage**
- **Enclosed, Low-Maintenance Rear Garden**

Halls are delighted with instructions to offer Rosemary Road For sale by Private Treaty.

An attractive four-bedroom semi-detached residence, offering well-proportioned and versatile accommodation.

The property provides a practical arrangement of living space, comprising a spacious reception/dining room, fitted kitchen and a useful study overlooking the rear garden. The bedroom accommodation is arranged across the first and second floors, providing excellent flexibility for family living.

Outside, the property benefits from generous driveway parking, a detached garage and an enclosed, low-maintenance rear garden, providing a pleasant setting for outdoor enjoyment.

Combining comfortable accommodation, versatile living spaces and a convenient location, an excellent opportunity for families seeking a well-established home.

SITUATION

Rosemary Road is situated within the popular residential area on the outskirts of Kidderminster, enjoying a convenient position within easy reach of local amenities and the town centre.

The surrounding area offers a range of everyday facilities, including local shops, schooling and recreational opportunities, whilst Kidderminster town centre provides a more comprehensive selection of shopping, dining and leisure amenities.

Kidderminster railway station is also readily accessible, offering connections towards Birmingham and Worcester, whilst the nearby road network provides convenient access to the wider Worcestershire countryside and surrounding towns.

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SCHOOLING

The property is well placed for a range of highly regarded educational establishments catering for all age groups.

Primary schooling is available nearby at St George's CofE School, Offmore Primary School, St Ambrose Catholic Primary School and St Mary's CofE (VA) Primary School.

Secondary education is served by Holy Trinity School (all-through 4–18), King Charles I School and Baxter College, all within easy reach.

The area is also well served by a selection of independent schools, including Heathfield Knoll School in Kidderminster, with further independent options available in Worcester and Bromsgrove.

PROPERTY

Rosemary Road offers a well-arranged layout, providing comfortable and versatile accommodation ideally suited to modern family living.

The property is entered through an entrance hall, from which access is provided to the principal ground-floor accommodation.

The spacious reception/dining room extends to over 22 feet in length and provides an inviting setting for both everyday relaxation and entertaining. A generous bay window to the front elevation allows natural light to fill the room, whilst a feature fireplace creates an attractive focal point. The room comfortably accommodates both seating and dining furniture, offering excellent flexibility for family life.

The kitchen features an attractive arrangement of fitted cabinetry, complemented by wood-effect work surfaces and tiled flooring. The accommodation provides space for domestic appliances and household storage.

A further reception room, currently utilised as a study, offers excellent versatility and could equally serve as a playroom, snug or additional family sitting room. Glazed double doors open directly onto the rear garden, creating a pleasant connection between the internal accommodation and outside space.





Stairs rise from the entrance hall to the first-floor landing, providing access to three bedrooms and the family bathroom. The bedrooms are well arranged, offering flexibility for family members and guests, whilst the bathroom is fitted with a contemporary white suite.

From the third bedroom, a further staircase rises to the second floor, where another generous bedroom provides additional accommodation, ideal for older children, guests or those seeking a more private retreat.

Together, the accommodation offers a practical and adaptable family home, with a pleasing balance of living and bedroom space.

OUTSIDE

The property is approached over a generous block-paved driveway, providing ample off-road parking and creating an attractive frontage.

To the rear, the property benefits from an enclosed, low-maintenance garden, predominantly laid with block paving to provide an extensive outdoor area ideally suited to alfresco dining, entertaining and relaxation.

The garden is bordered by fencing, with established planting adding greenery and interest, whilst its practical arrangement offers excellent scope for outdoor furniture and family enjoyment.

A detached garage is situated towards the rear of the garden, providing useful additional storage.

SERVICES

We understand that the property benefits from mains water, electricity, gas, and drainage.

None of the services, appliances or electrical systems have been tested by Halls.

TENURE

The property is offered for sale Freehold with vacant possession upon completion.

LOCAL AUTHORITY

Wyre Forest District Council, Wyre Forest House, Finepoint Way, Kidderminster, Worcestershire DY11 7WF

COUNCIL TAX

The property is being shown as being within council tax band B on the local authority register.

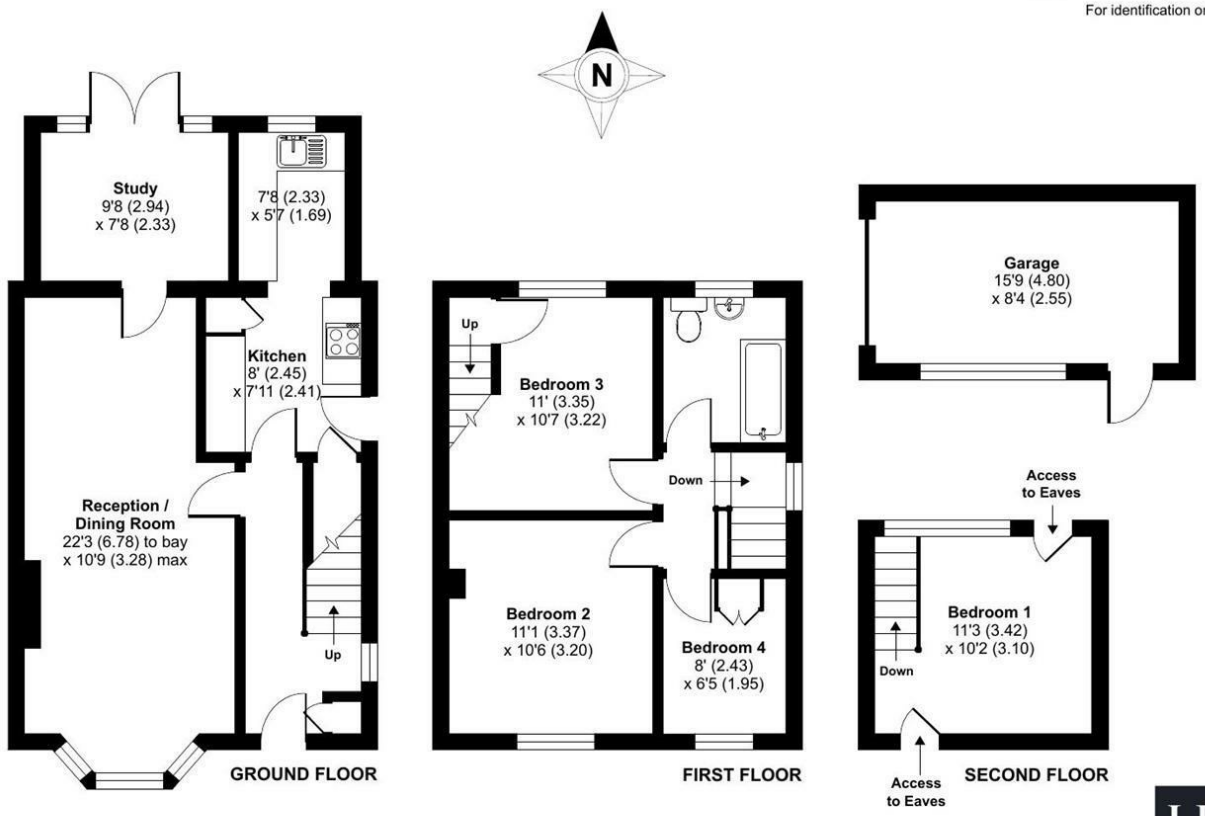
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We are legally obligated to undertake anti-money laundering checks on all property purchasers. Whilst we are responsible for ensuring that these checks, and any ongoing monitoring, are conducted properly; the initial checks will be handled on our behalf by a specialist company, Movebutler, who will reach out to you once your offer has been accepted. The charge for these checks is £36 (including VAT) per purchaser, which covers the necessary data collection and any manual checks or monitoring that may be required. This cost must be paid in advance, directly to Movebutler, before a memorandum of sale can be issued, and is non-refundable. We thank you for your cooperation.

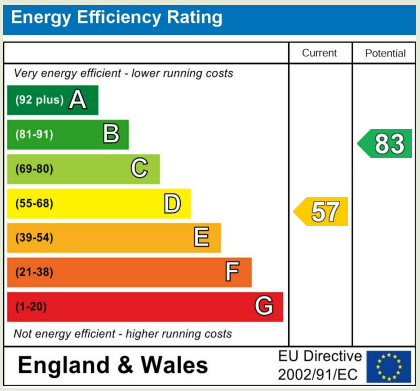
VIEWINGS

By appointment through Halls, Gavel House, 137 Franche Road, Kidderminster DY11 5AP

Approximate Area = 1038 sq ft / 96.4 sq m
Garage = 131 sq ft / 12.2 sq m
Total = 1169 sq ft / 108.6 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Halls. REF: 1542014



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Do you require a mortgage/financial advice? We are able to recommend an independent financial advisor, who is authorised and regulated by the FCA. Details can be provided upon request.

Do you require a surveyor? We can recommend an independent chartered surveyor. Details can be provided upon request.

Do you require a solicitor? We can recommend reputable local solicitors. Details can be provided upon request.

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