



Wyre Court | | Bewdley | DY12 2JA

£250,000

This beautiful picture postcard black and white cottage is looking for its new owner. A grade II listed probably mid 17th century home has all the period features you love with the advantage of ample parking, private garden and stunning interiors.

The accommodation is set with a large full height living room warmed by the glow of the clearview woodburner, a hand made bespoke fitted kitchen with AGA and underfloor heating, a mezzanine floor for the bedroom and shower room. There is a large outside patio and parking for two cars.

- ONE BEDROOM COTTAGE
- Outskirts of Bewdley
- OPEN PLAN
- PRIVATE GARDEN
- UNDERFLOOR HEATING



Property Description

ENTRANCE PORCH

LIVING ROOM

17' 6" x 15' 0" (5.33m x 4.57m) High ceilings, oak floors, Brick fireplace and stunning beams, a cosy welcome awaits you. sun streams in from both front and rear aspects in summer and in winter you can curl up in a chair by the glow of a the clearview woodburner.

KITCHEN/DINER

18' 3" x 12' 0" (5.56m x 3.66m) This unique hand built kitchen offers a timeless elegance that fits this property perfectly. Built in oak with marble tops the features include; plate rack, integrated appliances, Belfast sink, Aga (converted to electric) underfloor heating and spacious dining area.

BEDROOM

16' 0" x 15' 0" (4.88m x 4.57m) Climb the wooden hills and so to bed. The bedroom sits on the mezzanine floor overlooking the living room, high in the rafters the beamed ceilings overhead. The free standing roll top bath add a unique feeling of elegance to this room

The sky light is to the rear elevation

Central heating radiator

Door to en-suite

GARDEN

A large private patio area with some mature shrubs, side access.

TENURE

We are assured the property is freehold, this should be verified by your solicitor

FIXTURES AND FITTINGS

Fixtures and fittings include:

Carpets, curtains, blinds, light fittings, kitchen appliances (Bosch
fridge freezer, washing machine)

SERVICES

All mains services are connected to the property

VIEWINGS

Viewings by appointment - Kidderminster 01562 746767

DISCLAIMER

All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on.

The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given and that they are in working order.

Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property.

Our information is presented to the best of our knowledge and should not solely be relied upon when making purchasing decisions. The responsibility for verifying aspects such as flood risk, easements, covenants and other property related details rests with the buyer.



Tenure

Freehold

Council Tax Band

Viewing Arrangements

Strictly by appointment

Contact Details

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements