

41 Linnet Rise,
Kidderminster,
DY10 4TW

Offers In The
Region Of £195,000







WALTON
&
HIPKISS

41 Linnet Rise
Kidderminster
DY10 4TW

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Nestled in the charming area of Linnet Rise, Kidderminster, this delightful end terrace house offers a perfect blend of comfort and convenience. With a well-thought-out layout this property features two inviting bedrooms, making it an ideal choice for small families, couples, or individuals seeking a cosy home.

Lounge
14'3" (max) x 13'8" (max)
Bright and inviting, the lounge offers a spacious area ideal for relaxation and entertaining. It features a large window and French doors that provide ample natural light and access to the rear garden. Neutral carpeting and white walls create a fresh backdrop, while the staircase is neatly positioned to one side, maintaining an open feel to the room.

Kitchen
9'4" (max) x 7'10" (max)
The kitchen features sleek, modern cabinetry in a muted grey tone, complemented by bright white work surfaces to create a clean and contemporary feel. Integrated appliances include an oven, gas hob, fridge and freezer, with a stylish black extractor hood above the hob. The white tiled splashback with contrasting dark grout adds a touch of character, while a window above the sink allows natural light to fill the space. An archway leads through to the entrance hallway, creating a natural flow between the rooms.

Bedroom 1
11'0" (max) x 10'0" (max)
Bedroom 1 presents a generously sized double room, featuring a large window that invites natural light to fill the space. The walls are finished in neutral tones with a decorative feature wallpaper adding subtle character to one wall. The soft, dark carpet provides a cosy and comfortable underfoot feel, making this a restful retreat.

Bedroom 2
10'0" (max) x 8'8" (max)
Bedroom 2 is a well-proportioned second bedroom with neutral decor and dark carpeting throughout. A window provides natural light, and the room's simplicity offers flexible use as a guest room, home office, or nursery.

Bathroom
7'3" (max) x 4'8" (max)
The bathroom is a bright, well-appointed space featuring a white suite comprising a bath with overhead shower, a modern basin with vanity cabinet, and a close-coupled toilet. The walls are fully tiled in a soft, neutral shade, complemented by a patterned floor tile, while a window provides natural ventilation and light.

Rear Garden
The rear garden is a low-maintenance outdoor space, featuring artificial grass and a raised decking area, perfect for seating or entertaining. Enclosed by wooden fencing and a brick wall, it offers privacy and a secure environment, with a garden shed providing useful storage.

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In accordance with current Anti-Money Laundering Regulations, we are legally required to carry out identity



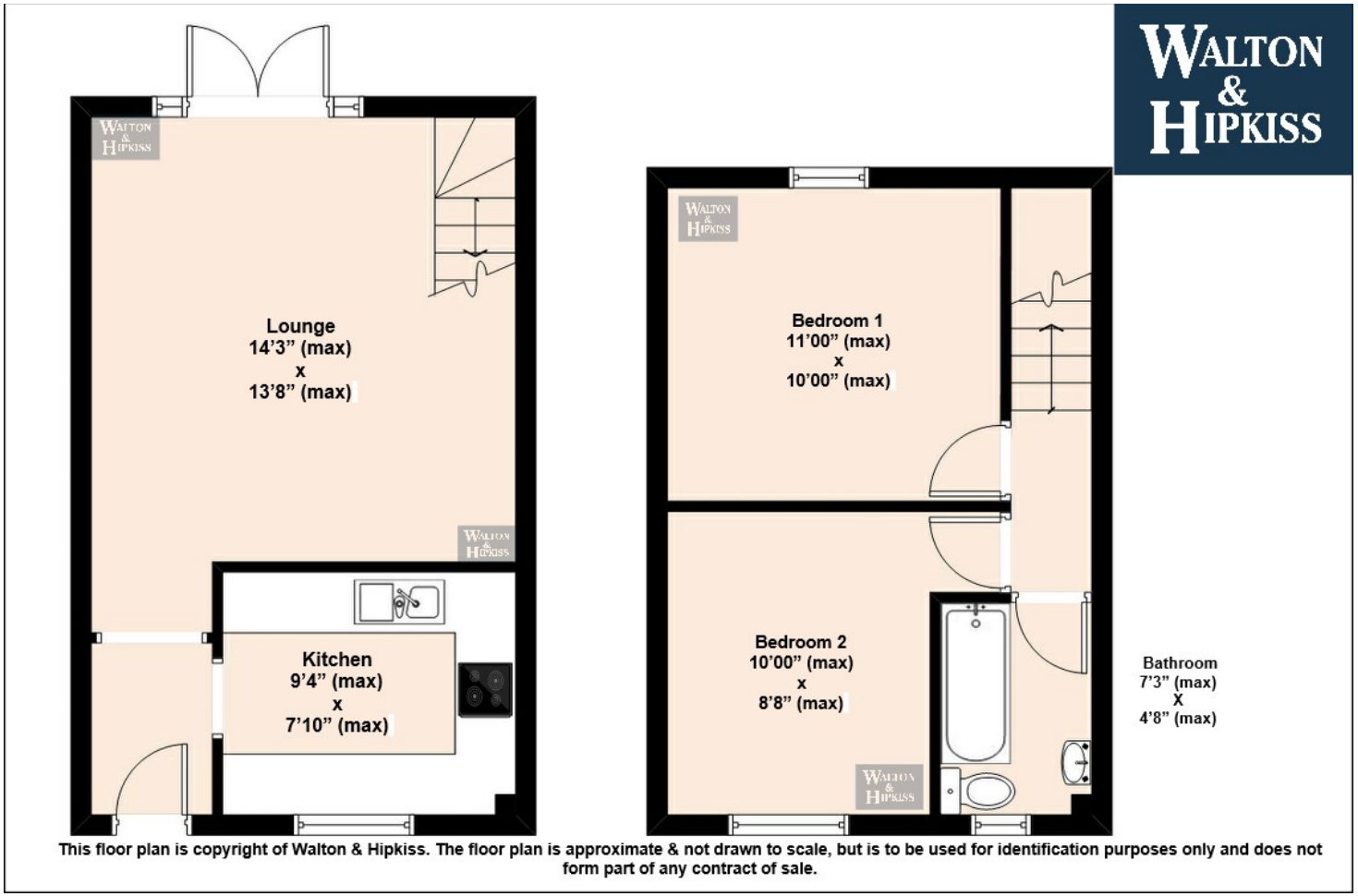




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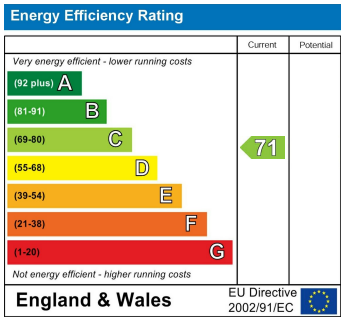
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EPC Rating: C
Council Tax Band: B

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