



Apartment 34, Castle Locks, Castle Road, Kidderminster, DY11 6DX

Guide Price **£125,000**

HILLS
Estate Agents

- Modern Third Floor Apartment
- No Upward Chain – Move Straight In
- Two Well-Proportioned Bedrooms
- Secure Gated Development
- Allocated Parking Space
- Quietly Positioned with Canal Views
- Spacious Open Plan Living
- Convenient Town Centre Location

DIRECTIONS

From the centre of Kidderminster, proceed on St Marys Ringway towards Bewdley and after the traffic lights bear left onto Park Lane past Matalan. Continue to the junction and turn left onto Castle Road where Castle Lock Apartments will be found on the right hand side as indicated by the Agents For Sale board. There is gated access into the secure parking area with visitors spaces and some roadside parking opposite the development for short visits.

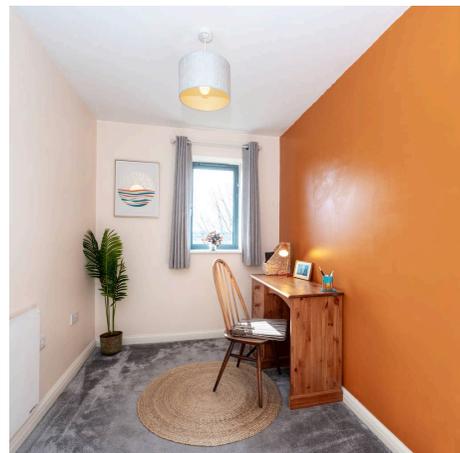
LOCATION - Where Convenience Meets Lifestyle

Castle Locks enjoys an enviable position offering easy access to Kidderminster town centre with excellent transport links and nearby shops, restaurants and amenities as well as pleasant canal-side surroundings ideal for walking and relaxation.

MILEAGE (All Distances Approximate)

Worcester 14.6 Miles | Kidderminster Station 2.4 Miles |
Bewdley 3.7 Miles | Stourport 4.8 Miles | Birmingham 20.7 Miles

WHAT3WORDS: ///famous.bend.sector





FULL DETAILS

Located within the sought-after Castle Locks development in Kidderminster, this superbly presented two-bedroom third floor apartment offers stylish, low-maintenance living with secure gated parking and delightful canal views. Ideal for first-time buyers, professionals or investors, the property benefits from a spacious open plan layout, and the huge advantage of having **NO ONWARD CHAIN**.

A bright and inviting entrance sets the tone for the home, complete with useful storage cupboard, electric heating and access to all principal rooms.

Having been improved by the current owner, the fitted kitchen has a stylish range of wall and base units with roll-top work surfaces, integrated electric oven, hob, extractor hood, and fridge/freezer, as well as a washing machine and dishwasher. Generous proportions with abundant natural light with French doors opening to the Juliet balcony, this superb open-plan living space forms the heart of the home. There is a modern fitted bathroom and the two bedrooms also benefit from an attractive outlook across the canal.

SERVICES

Electric heaters, mains water and drainage are understood to be connected. We have note carried out any tests on the services and cannot confirm they are free from any defects.

TENURE & CHARGES

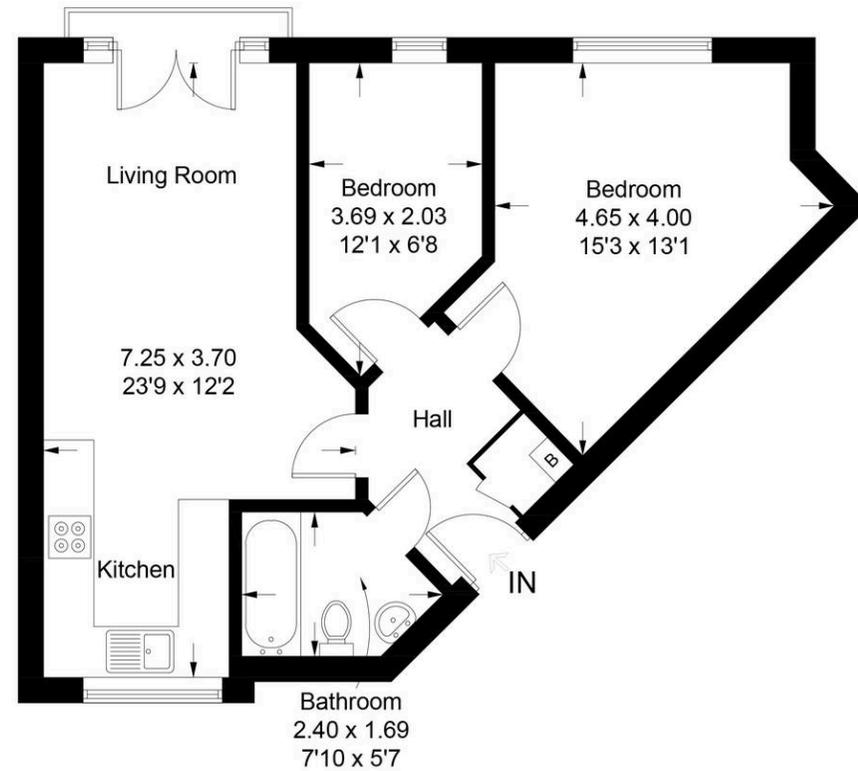
Leasehold - 125 years from January 2008

Ground Rent - £150.00 per annum

Service Charge - £1,446.08 per annum

Apartment 34, Castle Locks, Castle Road, Kidderminster

Approximate Gross Internal Area = 51.5 sq m / 554 sq ft



This plan is for guidance only and must not be relied upon as a statement of fact.

