



**37 Westley Court,
Austcliffe Lane,
Cookley,
Kidderminster,
Worcestershire,
Offers Over £80,000**



**WALTON
&
HIPKISS**

Austcliffe Lane
Cookley
Kidderminster
DY10 3RT

Full Description

Exclusively for the over-55s, this well-presented one-bedroom apartment offers comfortable, secure, and low-maintenance living within the highly regarded Westley Court retirement development. Perfect for those looking to downsize without compromising on lifestyle, Westley Court provides an outstanding range of facilities designed to promote both independence and community living.

The apartment itself comprises a bright and welcoming living room, a modern fitted kitchen, a generous double bedroom, and a contemporary shower room, all thoughtfully designed for comfortable everyday living.

Residents benefit from a reception desk staffed 24 hours a day, 365 days a year, supplemented by CCTV monitoring, providing security and complete peace of mind. The development also boasts a welcoming communal lounge where complimentary morning coffee is served daily, alongside a varied programme of weekly activities including Scrabble, line dancing and knit and natter sessions.

A social committee organises a diverse calendar of events throughout the year, including film nights, tribute acts, themed talks, quizzes, and food evenings. There is also an honesty bar stocked with wine, spirits, beer, and soft drinks, creating the perfect setting to socialise with neighbours.

For those seeking a quieter pace, Westley Court offers a library and comfortable communal seating areas where residents can relax with a book, complete a jigsaw or borrow books, films, CDs, and puzzles to enjoy back in their apartment.

A further advantage of life at Westley Court is the regular visit from a selection of local businesses and services,

bringing added convenience right to your doorstep. Residents can enjoy visits from a fishmonger, hairdresser, and library service, along with other local providers, helping to make everyday living even easier and more enjoyable.

The development also benefits from free car parking and EV charging points, adding further convenience for residents and visitors alike. In addition, buses pick up directly from Westley Court, providing convenient transport into the surrounding towns.

Outside, the beautifully landscaped communal gardens provide a peaceful retreat, with seating areas overlooking the surrounding countryside—an idyllic spot to enjoy nature and the changing seasons.

Ideally located within the popular village of Cookley, with local shops, amenities and countryside walks close by, Westley Court offers the very best of retirement living, allowing residents to enjoy an active social lifestyle or simply relax in the comfort and privacy of their own home.

Lounge

16'9" x 12'2"

The bright and spacious lounge is flooded with natural light through French doors opening onto a Juliet balcony, creating a light and airy feel throughout. Generously proportioned, the room offers ample space for both relaxing and entertaining, complemented by neutral décor and soft carpeting. An attractive ceiling light adds a touch of character, while a panelled door provides seamless access to the kitchen, enhancing the practical flow of the accommodation.

Kitchen

8'0" x 6'10"

The kitchen is compact yet functional, fitted with white cabinetry that contrasts nicely with a wood-effect



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countertop. The walls are decorated with patterned grey and white tiles that add personality and charm. Integrated appliances include an oven and electric hob, while space is cleverly arranged to include a washing machine. The kitchen benefits from under-cabinet lighting, which creates a bright and inviting workspace.

Bedroom 1

16'0" x 10'0"

This generous bedroom offers ample space and a good-sized window that lets in natural light to brighten the room. The carpet is a soft grey tone, providing a cosy and calm atmosphere, perfect for a restful retreat. Built-in shelves and storage units on one wall maximise the room's practicality, while the calm, muted wall colour complements the modern, minimalist style.

Bathroom

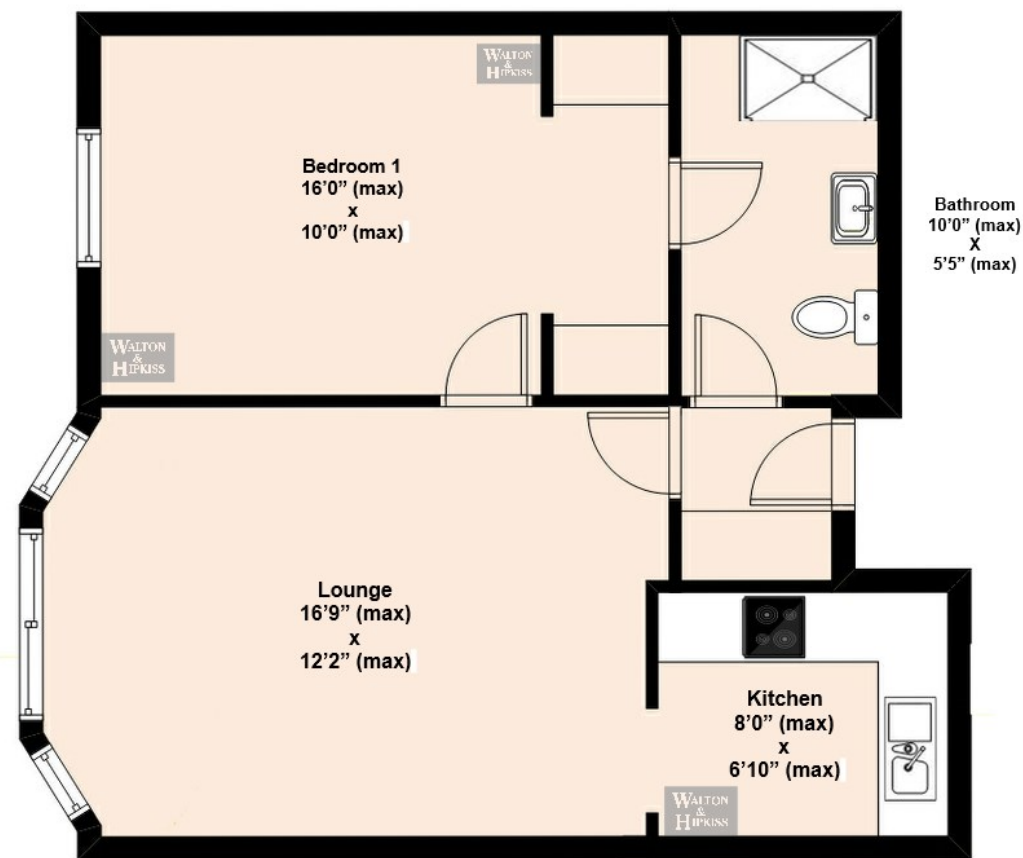
10'0" x 5'5"

The bathroom is well-appointed with a modern white suite including a walk-in shower with a shower screen, a pedestal basin, and a WC. Half-height pale blue tiling adds a fresh, clean look while the pale wood-effect flooring complements the scheme. A heated towel rail adds a touch of comfort and practicality, and a mirror above the basin reflects the light to make the space feel larger.



Communal Gardens

The property enjoys beautifully maintained communal gardens featuring lush lawns, mature shrubs, and peaceful seating areas. Paths wind through the grounds, providing a tranquil setting ideal for relaxing walks or sitting outdoors. Some views extend to the surrounding countryside, offering a lovely green outlook, perfect for enjoying fresh air and nature.



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EPC Rating: C
Council Tax Band: D

