

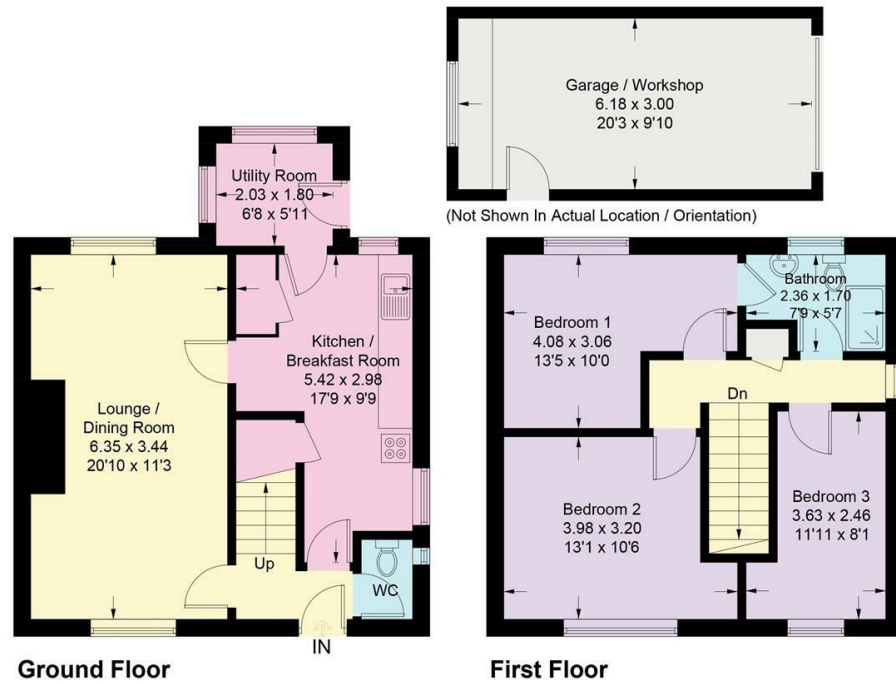
FOR SALE

1 Jubilee Villas, Mamble, Kidderminster, DY14 9JH



1 Jubilee Villas

Approximate Gross Internal Area = 90.0 sq m / 969 sq ft
Garage / Workshop = 18.6 sq m / 200 sq ft
Total = 108.6 sq m / 1169 sq ft



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

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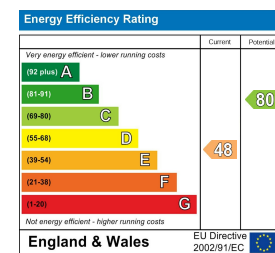
Price £234,000

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who is authorised and regulated by the FCA. Details can be provided upon request. **Do you require a surveyor?** We are able to recommend a completely independent chartered surveyor. Details can be provided upon request.

Energy Performance Rating



01562 820 880

Kidderminster Sales

Gavel House, 137 Franche Road, Kidderminster, DY11 5AP
E: kidderminster@hallsgb.com



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Mileage (all distances approximate) Kidderminster 11 miles, Bewdley 7 miles, Tenbury Wells 7 miles, Worcester 17 miles, Ludlow 16 miles, Bromyard 16 miles, Birmingham 29 miles



1 Reception Room/s



3 Bedroom/s



1 Bath/Shower Room/s



- A Semi-Detached House
- Well Proportioned Accommodation
- 3 Bathrooms & Shower Room
- A Generous Lounge Diner
- Kitchen Diner, Utility & Cloakroom
- Private Gardens
- Garage & Off-Road Parking
- Popular Village Location with Views

INTRODUCTION

A well-proportioned semi-detached home set in this attractive and sought after rural village offering accommodation over two floors with three bedrooms and a shower room, generous lounge diner and fitted kitchen diner with utility and cloakroom. There are private front and rear gardens and a garage with parking. The property is available with no onward chain and offers potential to improve and potentially extend. Viewing Recommended.

FULL DETAILS

The property is situated in the heart of this attractive village in Mamble with gated access and a concrete pathway leading to a pitched roof canopy porch entrance via an obscure UPVC double glazed entrance door into the initial entrance hall.

RECEPTION HALL

Having ceiling mounted light fitting, straight flight staircase leading to the first floor, access to the lounge diner, fitted kitchen diner and the cloakroom.

CLOAKROOM

Being part tiled with a low-level WC, ceiling mounted light fitting and obscure UPVC double glazed window to the side aspect.

GENEROUS LOUNGE DINER

With large UPVC double glazed windows to both front and rear aspect. There is an electric fire with brick surround, wooden shelving, tiled hearth and wooden mantle over. There are two wall mounted electric night storage heaters, power points, aerial lead, two ceiling mounted light fittings, plenty of space for dining table and chairs and access into the fitted kitchen diner.

KITCHEN DINER

With roll top work surface, inset stainless-steel sink, single drainer, mixer tap, extensively tiled surround, base and eye level units, space and plumbing for automatic washing machine and space for electric oven. There are dual aspect UPVC double glazed windows to front and side aspect, power points, pantry with shelving and understairs storage cupboard. To the rear of the kitchen is a part glazed door into a generous utility area.

UTILITY

With dual aspect UPVC double glazed windows, power points, space for a refrigerator, tumble dryer, freezer, ceiling mounted light fitting and a pedestrian obscure UPVC double glazed door accessing the enclosed rear gardens.

FIRST FLOOR LANDING

With ceiling mounted light fitting, access to roof space, UPVC double glazed window to the side aspect and an airing cupboard with factory lagged hot water tank and shelving. The landing has access to the three bedrooms and family bathroom.

DOUBLE BEDROOM ONE

With ceiling mounted light fitting, wall mounted electric night storage heater and UPVC double glazed window to the front aspect with attractive views.

REAR BEDROOM TWO

With UPVC double glazed window, attractive views, ceiling mounted light fitting, power points and access into the bathroom.

FRONT BEDROOM THREE

With electric night storage heater, power points, ceiling mounted light fitting and UPVC double glazed window with views.

SHOWER ROOM

With Jack and Jill access from both the landing and second bedroom comprising white suite of close coupled WC, pedestal wash hand basin, tiled splashback and a double shower cubicle being fully tiled with wall mounted 'Triton' shower and glazed sliding doors. There is a wall mounted electric heater, extractor fan, ceiling mounted light fitting and obscure UPVC double glazed window to the rear aspect.

OUTSIDE

To the front of the property is an attractive lawned fore garden with well stocked flower borders, pedestrian gated access, a concrete pathway leading both to the front entrance and side of the property leading to the rear gardens.

The rear gardens have an initial paved patio area, generous level lawn, paved pathway leading to the rear, greenhouse and useful timber garden shed. The pathway continues to the rear detached garage where there is further pedestrian gated access to the front of the property and rear pedestrian part wooden panel part obscure glazed door into the garage. The Garden is enclosed via a combination of wooden panel fencing, some mature well stocked shrub, herbaceous borders and external courtesy lighting.

GARAGE

The GARAGE has a concrete hardstanding, inspection pit, power, lighting, up and over door, double glazed window to the rear and pedestrian access into the enclosed private gardens.

SERVICES

Mains water, electricity & drainage are understood to be connected. None of these services have been tested.

FIXTURES & FITTINGS

Only those items described in these sale particulars are included in the sale.

TENURE

Freehold with Vacant Possession upon Completion.

DIRECTIONS

From Kidderminster proceed in a westerly direction towards Bewdley on the A456 Bewdley Hill passing the West Midlands Safari Park on the left-hand side. Continue to the roundabout and take the first exit on the A456 and proceed through the traffic lights to the following roundabout and turn right. Continue forward and upon reaching the roundabout take with Wharton Park Golf Club to the left take the first exit and continue on the A456 through Callow Hill. On reaching Clows Top continue for a short distance and take a right turn sign posted Mamble and after a short distance the property will be found on the left hand side.

LOCATION

Mamble is a beautiful picturesque village in the most popular north Worcestershire countryside located on the A456 between Bewdley and Tenbury Wells. With a real village feel and outstanding countryside Mamble offers a fantastic village life style with popular local Pub, village hall and access to further surrounding towns and villages including the cathedral city of Worcester with further wide range of amenities. Locally there is a well-run SCHOOL BUS service on hand allowing independent access to Tenbury, Bewdley and Worcester.

M5 motorway access can be obtained from either junction 4 north of Bromsgrove, junction 5 at Droitwich or junction 6 at Worcester North. Mainline railway accessed from Kidderminster, with direct links to Worcester and Birmingham with onward links to London.