



LawnsPOOL Drive, Kempsey, Worcester, WR5 3PG

**SHELDON
BOSLEY
KNIGHT** LAND AND
PROPERTY
PROFESSIONALS

Property Description

A modern detached family home offering spacious, versatile and well proportioned accommodation over three floors situated on this popular development in this sought after village. The location provides easy access to Worcester, Pershore, national road and rail networks.

The accommodation in brief comprises:

Reception Hall
Lounge
Kitchen Dining Family Room
Utility Room
Cloakroom
Five Bedrooms - Main Bedroom with
Ensuite & Dressing room/area
Family Bathroom & a separate Shower
Room

Outside, to the front of the property is a shrubbed fore garden, pathed pathway to the front door with canopy over. To the side of the property is a double driveway providing off road parking leading to a gated rear garden access and a Double Garage (with up & over door, power & light, side courtesy door to the rear garden). To the rear of the property is an enclosed lawned garden with paved patio area enjoying a high degree of privacy.

Services: All mains services are connected, Central heating & double glazing is installed.





Key Features

- A spacious, well proportioned & versatile family home
- Immaculately presented accommodation over three floors
- Private gardens - westerly rear aspect
- Central heating & double glazing
- Popular development in a sought after village location
- Double Garage & off road parking
- Hanley Castle High School catchment & village primary school (Ofsted Good)
- Viewing highly recommended

42 Lawnspool Drive

Approximate Gross Internal Area = 170.7 sq m / 1837 sq ft
 Double Garage = 39.0 sq m / 420 sq ft
 Total = 209.7 sq m / 2257 sq ft



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

Guide Price
£550,000

EPC Rating -

Tenure - Freehold

Council Tax Band - G

Local Authority -
 Malvern Hill DC