



The Brambles

Clifton-upon-Teme, WR6 6ER

Andrew Grant

The Brambles

3 Rock Lane, Clifton-upon-Teme, WR6 6ER

3 Bedrooms 2 Bathrooms 3 Reception Rooms

A beautifully presented detached home in a peaceful rural setting, offering spacious living, extensive gardens, countryside views and excellent access to local village amenities.

- Attractive detached family home with versatile living spaces offered with no onward chain.
- Large balcony located off the primary bedroom, offering superb views over the expansive garden and open countryside.
- Generous choice of living spaces with a living room, garden room, dining room and conservatory.
- Planning permission has been granted (Ref: 241825) for the construction of a detached garage, carport and log store.
- Situated close to the village of Clifton-upon-Teme.

This appealing detached property offers well-proportioned accommodation, an excellent garden and picturesque rural surroundings. Located just outside the sought-after village of Clifton-upon-Teme, the home provides a flexible layout suitable for family living. The ground floor features a well-equipped kitchen with adjoining conservatory and utility area, a dining room, spacious reception room linking to garden room, office and cloakroom. Upstairs are three comfortable bedrooms, including a principal bedroom with access to a balcony overlooking the garden and en suite, along with a family bathroom. Outside, the large garden backs onto open fields, providing a tranquil outlook, and a generous gravel driveway to the front and left hand side offers ample parking. This property is ideally situated for enjoying village life while remaining within easy reach of surrounding towns and transport routes.

1772 sq ft (164.6 sq m)





The living room

This inviting living space offers a versatile setting for both relaxation and social gatherings. A striking double-sided multi-fuel log burner forms a central feature, shared with the adjoining garden room, adding warmth and character. The open connection between the two rooms encourages a natural flow, ideal for entertaining or simply enjoying the comfort of a fire. With direct access to the garden room and outdoor terrace beyond, it offers an appealing balance of indoor comfort and outdoor connection.





The garden room

The garden room features full width bi-fold doors opening onto the terrace. It has characterful Indian slate flooring adding warmth and durability, complemented by views of the mature garden. A double-sided multi-fuel log burner, shared with the living room, creates a cosy atmosphere in cooler months while the open room layout makes it ideal for enjoying warmer days. This versatile space enhances both the comfort and year-round appeal of the home.



The kitchen

The kitchen offers generous work surfaces with extensive cupboard storage. It has the benefit of integrated appliances incorporating a dishwasher, microwave, cooker and hob. The dual-aspect windows bringing in natural light and views of the rear garden. Its layout provides easy access to the dining room, utility room and conservatory, creating a practical and welcoming space for everyday use and entertaining. The adjoining utility room offers additional workspace and storage, keeping the kitchen free for cooking and socialising.





The dining room

The dining room is positioned at the heart of the home, providing an inviting setting for family meals and entertaining guests. Natural light fills the space from a large side-facing window. Indian slate flooring, echoing the garden room, provides a durable finish and welcoming feel. The room connects directly to the kitchen for ease of serving and also offers access to the office.





The conservatory

The conservatory is filled with natural light, offering a pleasant space to enjoy views of the garden and surrounding greenery. Positioned directly off the kitchen, it creates an easy link between indoor and outdoor living. Doors open to the patio, making it ideal for relaxed dining, entertaining or simply appreciating the outlook. Its position within the home adds flexibility, providing an additional living area that can adapt to suit different occasions.



The primary bedroom

The primary bedroom is a generously proportioned retreat, filled with natural light from multiple windows that frame views of the surrounding greenery. A set of bi-fold doors opens directly onto a private balcony, creating an ideal spot to enjoy peaceful mornings or unwind while overlooking the garden and countryside beyond. The room's layout offers flexibility for both rest and relaxation, complemented by a fitted wardrobe that provides excellent storage.





Its connection to the balcony enhances the sense of openness, allowing the outdoors to become an extension of the living space. This bedroom is perfectly positioned to make the most of the home's tranquil setting while offering a private sanctuary for the homeowner.





The primary en suite

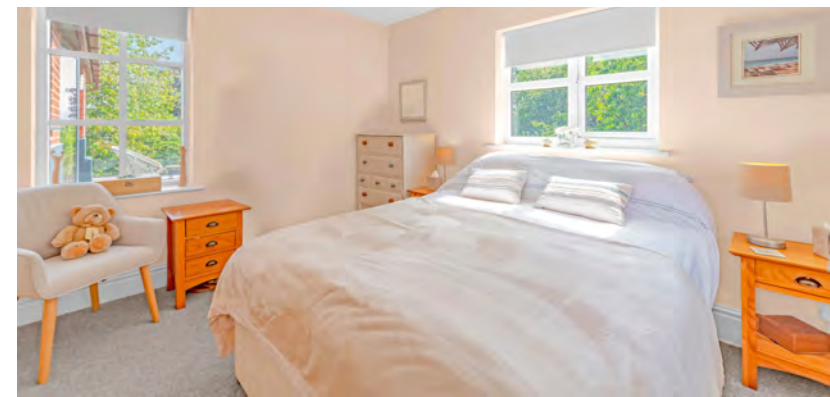
The primary ensuite offers a bright and functional space with a modern shower enclosure, pedestal wash basin and WC. It is an ideal addition to the primary bedroom. Neutral wall tiling provides a practical finish that complements the overall style of the home.





The second bedroom

The second bedroom offers a bright and inviting atmosphere with triple aspect windows that fill the space with natural light and provide pleasant views of the surrounding greenery. Positioned to enjoy privacy and tranquillity, this room offers flexibility to meet a range of lifestyle needs.





The third bedroom

This bright and welcoming bedroom enjoys a peaceful outlook over the side garden. Well-proportioned and versatile, it has the benefit of a large mirror fronted three compartment fitted wardrobe.



The bathroom

The bathroom features a modern bath and a separate glass-enclosed shower to suit both quick routines and leisurely soaks. Two half-frosted windows allow natural light to filter through while maintaining privacy, creating a bright yet relaxing atmosphere. Positioned off the landing, it is ideally placed for easy access from the three bedrooms.



The rear garden

The rear garden is a private, picturesque space framed by mature trees and lush greenery. Expansive lawns and vibrant planting add seasonal colour, while apple and damson fruit trees, bring charm. A decked terrace offers an ideal spot for alfresco dining with views over the garden. Winding paths lead to a secluded wooded area with a small bridge, creating a peaceful retreat connected to nature.





The driveway and parking

The property is approached via a generous gravel driveway offering ample parking for multiple vehicles and creating an attractive first impression. Planning permission has been granted (Ref: 241825) for a detached garage, carport and log store, with approved plans using materials to match the existing building.

Location

The Brambles is located close to the village of Clifton-upon-Teme, surrounded by the rolling Worcestershire countryside. This picturesque rural setting offers a welcoming community atmosphere alongside excellent local amenities, including a village shop, parish church, primary school, village hall, two traditional pubs, and a range of recreational facilities such as a refurbished playground with: bowling green, football pitch, basketball and tennis all weather surface courts.

Clifton-upon-Teme Primary School is well regarded for its friendly, supportive environment, while secondary education is available at the highly rated Chantry High School in nearby Martley.

Despite its peaceful setting, the village enjoys good transport links. Regular bus services connect Clifton to Worcester in around 30 minutes, with additional community transport to Great Malvern. Worcester Parkway railway station, approximately 25 minutes by car, provides direct services to Birmingham, London, Bristol, and beyond, making commuting or leisure travel straightforward.

Services

The property benefits from mains electricity and water. Drainage is to a septic tank and there is a bulk LPG tank providing fuel for the central heating system. This system is a combi boiler providing hot water to panel radiators. The boiler has been serviced annually in January each year.

Council Tax

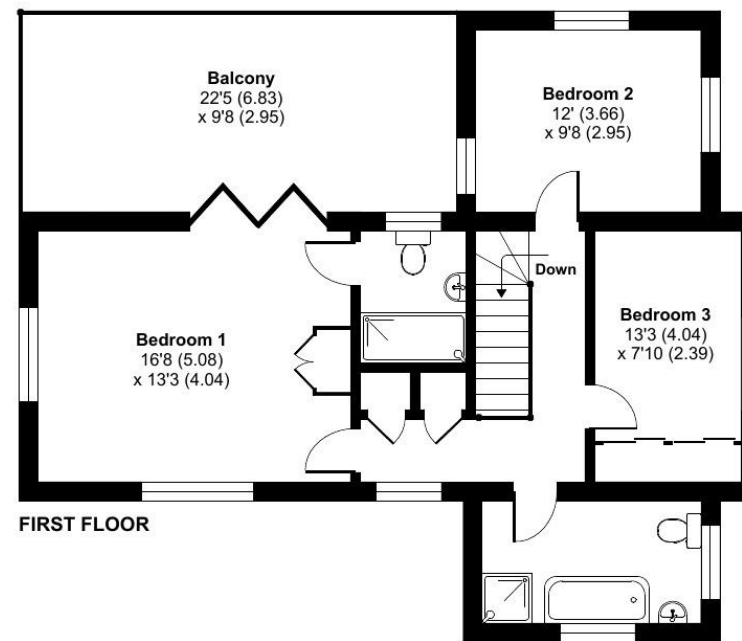
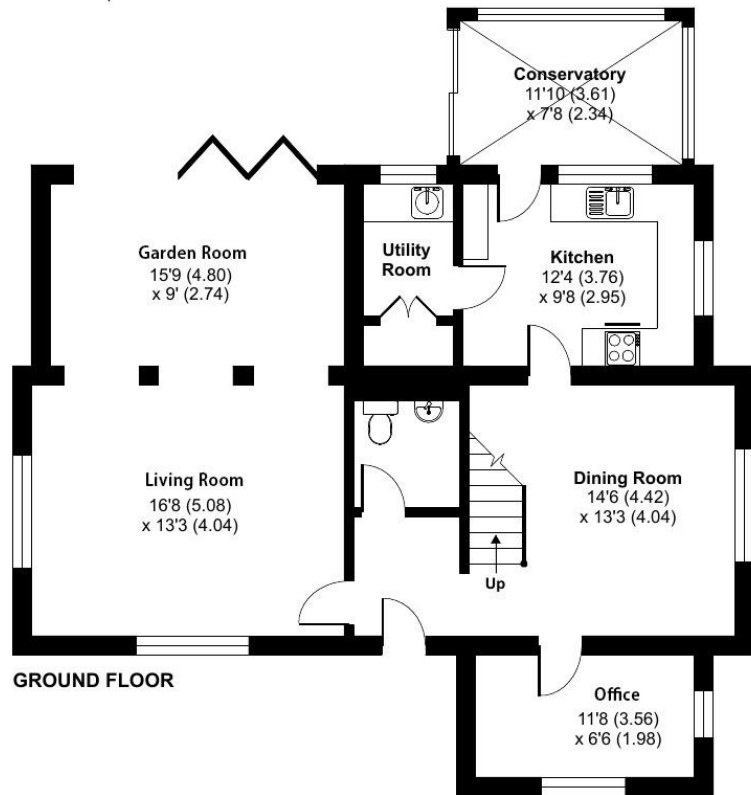
The Council Tax for this property is Band F.



Rock Lane, Clifton Upon Teme, Worcester, WR6

Approximate Area = 1772 sq ft / 164.6 sq m

For identification only - Not to scale



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		56 D
39-54	E	49 E	
21-38	F		
1-20	G		



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Andrew Grant. REF: 1335264



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Andrew Grant

T. 01905 734734

E. hello@andrewgrant.com

andrewgrant.com