



Droitwich Spa | Worcestershire

**FOX**   
TOWN &  
COUNTRY  
HOMES



## Droitwich Spa, Worcestershire

---

A rare opportunity to acquire this fabulous groundfloor Grade I listed apartment in the Historic Westwood House.

Westwood House is situated in the rural but easily commutable location between the desirable Ombersley and Droitwich. Ombersley has a fantastic community feel, with a tennis club, country walks, and Cricket Club. The Duke of Kent Suite has fabulous schooling surrounding it. Kings Hawford and Bromsgrove Junior are the closest private preparatory and junior schools with both feeding up into senior. Both Ombersley and Droitwich have fantastic primary and secondary schools that are within a short distance from the property. Abberley and Malvern are also favoured in the area.

A fantastic country bolthole located in the historic and opulent Westwood House. Steeped in history dating back to John Packington c1600. Offering great commuter links, country walks and in a desirable location, The Duke of Kent Suite is the perfect home.

With three spacious double bedrooms, an ensuite and luxurious master bathroom, The Duke of Kent Suite boasts an opulent living style throughout. Previously the old Chapel to the main house, the high ceilings and stained glass windows are still a feature in all rooms, especially in the living and dining area.









The beautiful flooring which comprises of parquet and flagstone highlights the level of style and sophistication. Beautiful cream cupboards, with fantastic storage, island and pantry make up the Kitchen which is perfect to make the hub of the home as well as providing everything a home cook would need to entertain.

The superb accommodation benefits from high ceilings and easy access from the living space and can be found close to the opulent main bathroom and cloakroom.

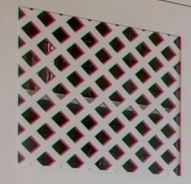
Used as a central point is a circular room currently used as a library; it would make a fantastic office space for those who work from home, or a snug area for the ones that like to relax. Perfectly located just a few meters from the master bedroom which has a door that leads through to the main entrance of the house.

Benefitting from secondary glazing throughout, oil fired central heating and the gorgeous open fire in the master bedroom, it is perfect for the cooler winter nights.

Outside the Private walled garden belonging to the Duke of Kent suite can be found through an arch of trees next to the property. A beautiful patio area allows for the perfect space to relax in the afternoon sun and entertain on those longer summer evenings. Whilst also benefitting from lawned area to the front of the property.







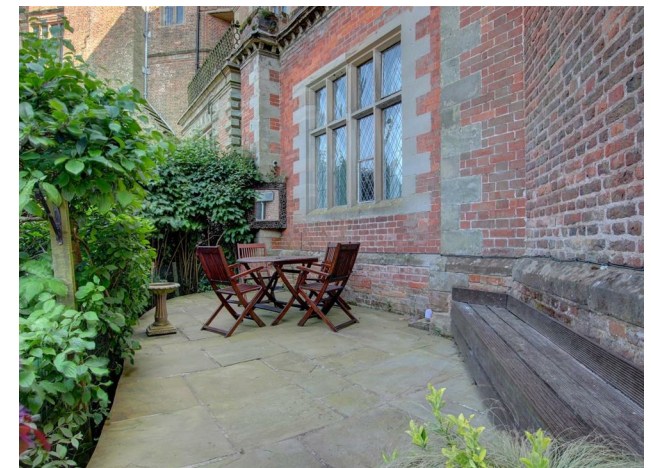


Services: Private Drainage, Oil fired central heating, Mains Water, Mains Electric

**Administrative Deposit:**

Prior to issuing the Memorandum of Sale, Fox Town and Country Homes requires a £1,000.00 deposit payable by the purchaser. This will be reimbursed at the point of completion. If you decide to withdraw from the purchase, this deposit may not be reimbursed and the deposit collected either in part or in full and retained by Fox Town and Country Homes to cover administration and remarketing costs of the property.

**THIS IS REFUNDABLE UPON COMPLETION.**









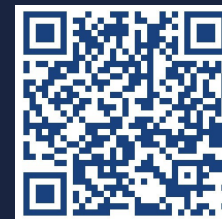
Westwood House, Droitwich, WR9



Total Approx Area: 176.0 m<sup>2</sup> ... 1895 ft<sup>2</sup>  
All measurements of doors, windows, rooms are approximate and for display purposes only.  
No responsibility is taken for any error, omission or mis-statement.  
The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.



Tel: 01684 210950 or 01905 947640  
contact@foxtownandcountryhomes.co.uk  
39, Worcester Road, Malvern, Worcestershire, WR14 4RB  
www.foxtownandcountryhomes.co.uk



**FOX**   
TOWN & COUNTRY HOMES