



FOX TOWN & COUNTRY HOMES

Suckley | Worcestershire

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Suckley, Worcestershire

Nestled in the charming village of Suckley, Worcestershire, this delightful detached country cottage offers a serene retreat in a picturesque countryside setting. Surrounded by green fields and with nature on your doorstep, this property is perfect for those seeking a peaceful lifestyle away from the hustle and bustle of city living.

The cottage is set on a private plot, providing ample space for outdoor activities and relaxation. The inviting exterior hints at the warmth and character that awaits within. Inside, the cottage boasts a cosy atmosphere, ideal for both family living and entertaining guests.

With its idyllic location and chocolate box looks, this country cottage is a hot property. Embrace the charm of country living while enjoying the convenience of nearby amenities in Bromyard, Malvern and Worcester. This is a unique opportunity not to be missed.

**** END OF CHAIN, AVAILABLE IMMEDIATELY ****

This quintessential country cottage exudes charm and warmth, with a stunning oak-framed porch that welcomes you to the front door. A paved path winds through the immaculate lawn, bordered by neat privet hedges, creating a picturesque and serene setting. The gated gravel driveway offers privacy and leads to a separate garage/workshop, complete with an office above, perfect for those seeking a peaceful work-from-home space or a creative studio.

The property sits on a wrap-around private plot, providing ample outdoor space to enjoy. A well-maintained lawned area features a selection of fruit trees, adding both beauty and practicality to the garden.

To the rear, a cosy seating area awaits, providing an ideal spot to unwind and enjoy the tranquility of the garden. This property perfectly blends the allure of country living with practical features, making it an ideal retreat for those seeking privacy and charm.

As you enter, you are greeted by a welcoming hallway where a stunning six-seater dining table takes center stage, perfect for family meals or entertaining guests. The space flows effortlessly into the newly renovated kitchen and open-plan living area, which is both stylish and functional.

The kitchen features a central island with a sleek quartz worktop, offering ample space for meal prep, and includes stool seating, making it ideal for casual dining or socialising. A traditional Aga adds character and warmth to the space, while the sink offers a pretty outlook to the garden beyond and benefits from a insinkerator. Integrated appliances such as dishwasher provide convenience.

The living area is thoughtfully arranged, with a cosy sofa area that invites relaxation, creating a perfect spot to unwind and enjoy the surrounding views. This open-plan design ensures the space feels spacious, light, and airy, offering a harmonious blend of modern living and comfort.

The utility/boot-room space is both practical and functional, offering convenient access to the garden, making it perfect for outdoor activities or bringing in pets after walks. It is equipped with floor-to-ceiling cabinetry, providing ample storage for all your household essentials. A well-placed sink adds to the convenience, with additional plumbing for a washing machine as required.

Additionally, there's a dedicated area for a dog bed, making this space ideal for pet owners. The downstairs WC and shower room are thoughtfully designed, offering practicality. This area is both well-organised and functional, adding to the home's overall convenience and ease of living.

The generous sitting room offers a spacious and inviting atmosphere, filled with character and charm. The room features stunning ceiling beams that add a rustic touch, complementing the warm and cosy feel. A beautiful inglenook fireplace with a quarry tile hearth serves as the room's focal point, housing a wood-burning stove that promises warmth and ambience during cooler months.

With a triple aspect, the room is bathed in natural light, creating a bright and airy space throughout the day. French doors open directly to the garden, offering a seamless connection between the indoors and outdoors, perfect for enjoying the view and easy access to the peaceful outdoor setting. The seating area provides ample space for relaxation, making this room an ideal spot for both quiet moments and entertaining guests.





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The master bedroom is a serene retreat, featuring a comfortable king-size bed that creates a luxurious focal point in the room. Flanking the bed are matching bedside tables, offering both functionality and charm. A spacious wardrobe and chest of drawers provide plenty of storage, ensuring the room remains tidy and organised.

The room retains its character with original floorboards, adding warmth and a touch of rustic elegance. Exposed beams in the walls enhance the room's charming atmosphere, further emphasising its unique design. With dual aspect windows, the room is filled with natural light, offering stunning views and a bright, airy feel throughout the day, creating the perfect sanctuary for rest and relaxation.

The second bedroom is another generous double, offering ample space and a comfortable atmosphere. Like the master, this room also benefits from dual aspect windows, allowing natural light to flood the space and offering lovely views from both sides. The solid wood floorboards continue the home's rustic charm, adding warmth and character to the room. This spacious bedroom provides an ideal setting for rest and relaxation, with ample space for two large chest of drawers and bedside tables.

The two additional bedrooms are currently furnished with single beds, they are spacious enough to accommodate a double bed or a sofa bed if needed with ample space for additional furniture. These rooms offer great flexibility, making them ideal for use as a guest bedroom, home office, or even a dressing room. With their adaptable layout, they can easily be tailored to suit your personal needs and preferences.

The family bathroom has been fully renovated by the current owners, offering a modern and stylish space. It features a full-sized bath, perfect for relaxing, along with a WC, wash basin, and a corner shower for added convenience. The room is finished with sleek slate tiles that add a contemporary touch, while the heated towel rail provides warmth and comfort a large window offers lovely views, creating a serene atmosphere to enjoy while unwinding in the space. This beautifully appointed bathroom combines functionality with charm.

At the rear of the property, the garden offers a charming patio area, ideal for outdoor dining and entertaining. The neatly maintained lawn provides a lush green space for relaxation and contemplation. A designated seating area enhances the garden, offering a comfortable spot to enjoy meals or unwind while taking in the peaceful surroundings. This private outdoor space is perfect for both casual gatherings and quiet moments, making it a wonderful extension of the home.

The property sits on a generous wrap-around plot, with a beautiful garden to the side that features an orchard with producing fruit trees, perfect for those who enjoy fresh, homegrown produce. A hammock provides a relaxing spot to unwind, surrounded by the peaceful ambience of the garden. There is also a shed and an outhouse area, offering additional storage and utility space.

The property features a gravel driveway with ample parking space for up to four vehicles, and gated access provides privacy and easy entry to the drive/garden, ensuring this outdoor space is both functional and private, ideal for enjoying the countryside setting. A carport/garage is also included, providing sheltered parking for one vehicle. To the side, there is a workshop at ground level, offering a practical space for hobbies or storage. Above the workshop, you'll find an office with stunning views out to the rolling countryside, creating a serene and inspiring environment for work. Additionally, a WC and sink are conveniently located on the ground level, adding to the practicality of the space.

The workshop and office space offer great potential for conversion into an annex, ideal for multi-generational living or as a guest suite. With the existing layout, there is plenty of room to create a self-contained living space, with the office offering beautiful views of the rolling countryside and the ground level workshop providing the flexibility to be transformed into living quarters. The addition of a WC and sink on the ground floor further enhances the possibility of making this space fully independent, adding even more value and functionality to the property.

- Mains Water
- Mains Electric
- Oil Fired Central Heating
- Septic Tank
- Council Tax Band E (Malvern Hills)





BORDER COLLIE
PROTECTIVE
DEVOTED

Great Malvern, with its wonderful Malvern Hills adjoining the properties, is the main focal point for the district and retains its Victorian grandeur with its listed railway station and Malvern Festival Theatre. In addition, there is a rare mix of boutique shops and cafes, as well as a Waitrose and further high street retailers. The county town and cathedral city of Worcester, lying on the banks of The River Severn, is some 8 miles northeast providing for high street shopping and characterised by one of England's great Cathedrals, its Racecourse, County Cricket Ground and University.

Bromyard is 6 miles away and has supermarket facilities, library and gymnasium amongst others. Legges Of Bromyard is a well known and popular butchers/deli for high quality produce. Also 5 minutes drive away is Knightwick doctors surgery and Knightwick Butchers which is very well regarded locally. The Bromyard Downs are a delightful place to enjoy walks with four-legged friends.

The M5 motorway, accessed via J7 at South Worcester, provides onward travel to Birmingham and the surrounding industrial and commercial areas as well as Birmingham International Airport, the M40 and London. The M5 South also provides for commuting to Cheltenham, Gloucester and Bristol. Whilst Malvern benefits from railway stations at Great Malvern and Malvern Link, the Worcester Parkway Railway Station, situated to the east of Worcester, increases the capacity to London as well as reducing the journey time. This has a significant impact on Worcestershire's accessibility to the capital and other regional centres. If education is a priority, then Worcestershire is blessed with an enviable mix of schooling at all levels, including a variety of independent establishments, allowing parents to select the right environment for their children's needs. Malvern gives its name to both The College and Malvern St James, whilst at Worcester there is the King's Schools and Royal Grammar Schools

Administrative deposit:

Fox Town and Country Homes requires a £1,000.00 deposit payable by the purchaser prior to issuing the Memorandum of Sale. 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 re-marketing costs of the property. **THIS IS REFUNDABLE UPON COMPLETION**

Should any structural defects be found following a survey of the property - a defective legal title, information gathered by usual searches that your solicitor orders that dramatically affect the value of the property and therefore you have no choice but to withdraw from the purchase, or should the sellers withdraw from the sale, you will be reimbursed the full deposit amount paid.



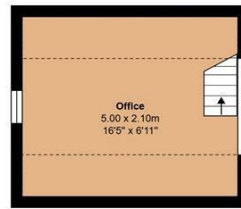
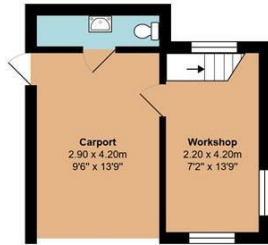
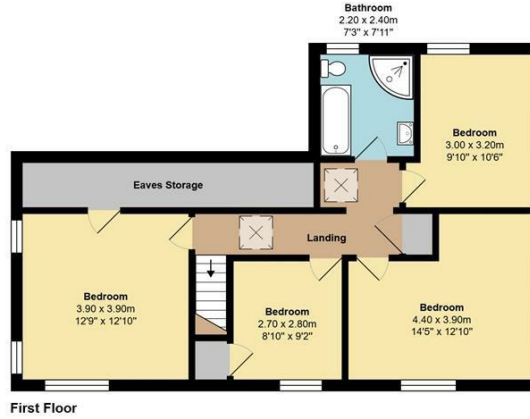


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Corner Cottage, Suckley, WR6 5DJ



Total Approx Area: 189.0 m² ... 2034 ft² (excluding eaves storage)
 All measurements of doors, windows, rooms are approximate and for display purposes only.
 No responsibility is taken for any error, omission or mis-statement.
 This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
 The services, systems and appliances shown have not been tested and no guarantee
 as to the operability or efficiency can be given.



Energy Efficiency Rating		Current	Potential	Environmental Impact (CO ₂) Rating		Current	Potential
Very energy efficient - lower running costs	(92 plus)	A	56	Very environmentally friendly - lower CO ₂ emissions	(92 plus)	A	
(81-91)	B	(81-91)		B			
(69-80)	C	(69-80)		C			
(55-68)	D	(55-68)		D			
(39-54)	E	(39-54)		E			
(21-38)	F	(21-38)		F			
(1-20)	G	(1-20)		G			
Not energy efficient - higher running costs				Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC		England & Wales		EU Directive 2002/91/EC	

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