



Allan Morris
estate agents

**Beckett Road, Northwick,
Worcester.**

**27 Beckett Road, Northwick, Worcester.
WR3 7NH**

Features

- 2 Bedroom semi detached house
- Ideal for extension if required (subject to Planning)
- Stunning extended Kitchen/Diner
- Generous driveway and Garage
- Enclosed private garden
- Highly sought after location

A very well presented and much improved two bedroom semi detached extended house, enjoying a generous plot and situated in the sought after North Worcester area.

Accommodation briefly comprising: Entrance Hall, downstairs Cloakroom, Living Room and spacious extended Kitchen/Diner with Utility off. On the first floor: Two generous sized Bedrooms and a Bathroom.

Outside: To the front is a lawned foregarden, generous driveway for several vehicles and a detached single Garage. To the rear is a fully enclosed private garden.

LOCATION:

The property is situated to the North of the City in the popular residential area of Northwick, having access to local amenities, highly popular school catchment area, the centres of Worcester and Droitwich and Junctions 5 and 6 of the M5 motorway.





Directions:

From Worcester City centre proceed out along the Tything, forking left at The Gatehouse onto the A449 Ombersley, in the direction of Kidderminster. Continue for approximately one mile and turn left into Beckett Road, where number 27 can be found on the left hand side.

WAM 7329



Useful Information:

Tenure: Freehold

EPC Rating: D

Council Tax Band: C



Ground Floor
Approx. 61.7 sq. metres (664.3 sq. feet)



First Floor
Approx. 28.1 sq. metres (302.4 sq. feet)



Total area: approx. 89.8 sq. metres (966.7 sq. feet)

DISCLAIMER - Floor plans shown are for general guidance only. Whilst every attempt has been made to ensure that the floorplan measurements are as accurate as possible, they are for illustrative purposes only.

Floorplan Measurements:

LIVING ROOM:
14'1" x 12'3"

KITCHEN / DINER:
16'5" x 15'7"

BEDROOM 1:
15'7" x 10'11"

BEDROOM 2:
9'5" x 9'2"

BATHROOM:
6'1" x 6'1"

GARAGE:
20'2" x 7'11"

General Information:

Whilst we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property. Accordingly, if there is any point which is of particular importance to you please contact the office and we will be pleased to check the position for you, especially if you are travelling some distance to view the property. MEASUREMENTS: Our quoted room sizes are approximate and intended for general guidance, you are particularly advised to verify all the dimensions carefully. FIXTURES AND FITTINGS: All items not specifically mentioned within these details are to be excluded from the sale. SERVICES: Any mention of services/appliances within these details does not imply they are in full and efficient working order. We have not tested these, or any equipment in the property. Allan Morris Worcestershire will not be liable, in negligence or otherwise, for any loss arising from the use of these particulars.

Contact us:

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