



Allan Morris
estate agents

 **MAYFAIR**
OFFICE GROUP

Apartment 43, Medina House, Diglis Dock Road, Worcester. WR5 3DD

£200,000

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A two bedroom second floor Apartment, situated in the popular Diglis area of Worcester, within walking distance of the City centre and glorious riverside walks.

Accommodation comprising: Entrance Hall, Open plan Living Room and Kitchen, Master Bedroom with En-Suite Shower Room, further double Bedroom and Bathroom.

Outside: The Apartment benefits from a private balcony area with glorious views over Diglis Basin to the front and towards Worcester Cathedral. The property further benefits from secure covered allocated parking space.

LOCATION:

The Apartment is located in the vibrant Diglis area, benefiting from popular Public House, gym, cafe, as well as being within easy walking distance of Worcester City centre itself, offering a wide range of amenities.

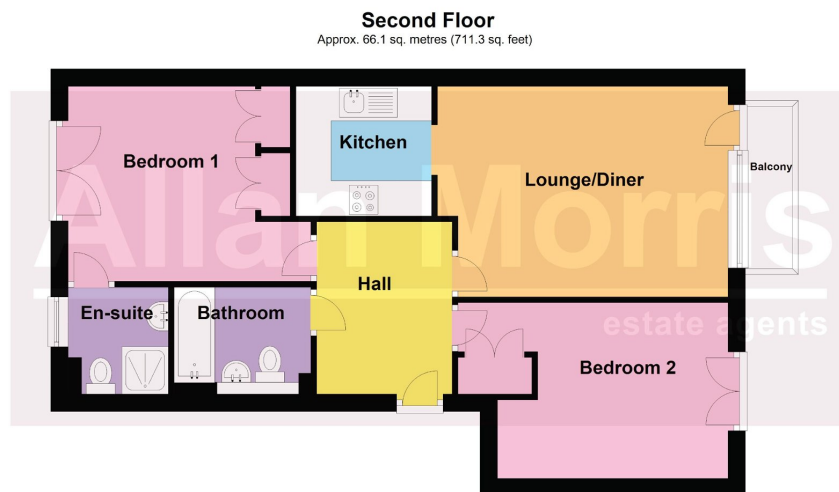
Kitchen - 2.25m x 2.25m (7'4" x 7'4")

Living Room - 5.14m x 3.59m (16'10" x 11'9")

Bedroom 1 - 3.32m x 3.19m (10'10" x 10'5")

Bedroom 2 - 3.33m x 3m (10'11" x 9'10")





- Modern riverside waterside Apartment
- Living Room & Kitchen
- Secure parking space
- No Onward Chain
- Council Tax Band C
- 2 double Bedrooms & 2 Bathrooms
- Private balcony
- Stunning views & Close to City centre
- Leasehold



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