





25 Dace Road, Broomhall, Worcester. WR5 3FD £340,000

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A modern well presented end terrace four bedroom Town House, offering most flexible accommodation, situated in the popular Broomhall area of Worcester.

Accommodation briefly comprising: Entrance Hall, downstairs Cloakroom, Kitchen/Breakfast Room and Dining Room (potential use as a 5th Bedroom). On the first floor: Living Room, Master Bedroom and En-Suite Shower Room. On the second floor: Three Bedrooms and Family Bathroom.

Outside: The property benefits from a private garden and Carport, with parking space in front.

LOCATION: The property can be found in the popular Broomhall area, ideally placed for access to the M5 motorway via Junction 7 and also conveniently placed for the Worcestershire Parkway Railway Station. The area benefits from popular school catchments and is within easy reach of Worcester City centre.

Dining Room: - 3.66m x 2.62m (12'0" x 8'7")

Kitchen / Breakfast Room: - 5.08m x 4.57m max (16'8" x 15'0" max)

Living Room: - 4.57m x 3.76m (15'0" x 12'4")

Bedroom 1: - 4.57m x 3.25m max (15'0" x 10'8" max)

En-Suite Shower Room: - 2.11m x 1.75m (6'11" x 5'9")

Bedroom 2: - 3.53m x 2.9m (11'7" x 9'6")

Bedroom 3: - 3.2m x 2.26m (10'6" x 7'5")

Bedroom 4: - 3.2m x 2.21m (10'6" x 7'3")

Bathroom: - 2.03m x 1.7m (6'8" x 5'7")

Carport: - 5.18m x 2.54m (17'0" x 8'4")







Total area: approx. 112.0 sq. metres (1205.2 sq. feet)

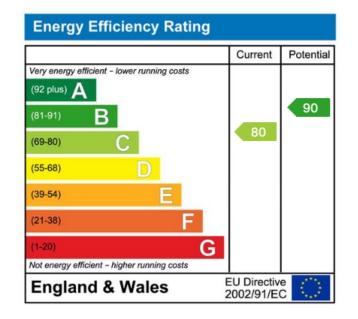


- Dining Room/potential further Bedroom
- Off road parking and Carport Private rear garden
- Popular school catchment
- Open plan Kitchen Breakfast Room

• 4 Bedrooms

- Easy access to motorway
- Council Tax Band: D





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