



Allan Morris
estate agents

 **MAYFAIR**
OFFICE GROUP

Beech Cottage, 2 Crowle Green, Crowle, Worcestershire. WR7 4AA

Offers Over £295,000

3 1 1



A fantastic opportunity to purchase a semi detached Cottage, situated within this much sought after village of Crowle offering huge potential.

Accommodation briefly comprises: Entrance Hall, Sitting Room with open fire, good size Kitchen/Breakfast Room with W.C. off, downstairs Shower Room, door giving access into potential Utility and further access into Garage. On the first floor: Three Bedrooms and a further Walk-in Closet.

Outside: Ample off road parking and lawned area. The rear of the property is of particular note, with a good size garden and useful Outbuilding.

LOCATION: The property is situated within the sought after village of Crowle, with excellent local amenities to include thriving village shop, local schooling, renowned Chequers Public House on your doorstep and easy access to Worcester City and major transport links.

Entrance Hall: - 7.4m x 2.3m (24'3" x 7'6")

Sitting Room: - 3.7m x 3.7m (12'1" x 12'1")

Kitchen / Breakfast Room: - 4.7m x 3.5m (15'5" x 11'5")

Potential Utility: - 4.3m x 2m (14'1" x 6'6")

Downstairs Shower Room: - 3.2m max x 1.9m (10'5" max x 6'2")

Bedroom 1: - 3.7m x 3.7m (12'1" x 12'1")

Bedroom 2: - 3.3m x 2.2m (10'9" x 7'2")

Box Room/Office: - 2.4m x 2m (7'10" x 6'6")

Bedroom 3: - 3.7m x 2.2m (12'1" x 7'2")

Garage: - 6.3m x 3.3m (20'8" x 10'9")





- 3 Bedroom semi detached Cottage & renovation project
- Off road parking
- Thriving community with local school, village shop & pub
- Generous plot offering significant potential to extend
- Excellent commuter links
- Council Tax Band: D

