



Allan Morris
estate agents

 **MAYFAIR**
OFFICE GROUP

30 Bevington Court, Crossley Road, Diglis, Worcester. WR5 3GF

£365,000

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A three bedroom Penthouse Apartment, situated in the sought after Diglis area.

Accommodation comprising: Communal security entrance with stairs to second floor, door giving access into large Entrance Hall with deep storage cupboard, superbly appointed Sitting Room/Dining and Kitchen Area with views towards the City and river, with Juliette balcony and further balcony, Master Bedroom with built in wardrobes and En-Suite, two further Bedrooms with views towards basin and a Family Bathroom.

Outside: The property benefits from allocated parking.

LOCATION:

The property is situated in the popular Diglis area of Worcester offering wonderful riverside walks, easy access to local amenities in the City centre and easy access to major transport links.



Sitting/Dining/Kitchen area - 7.4m x 6.5m (24'3" x 21'3")

Master Bedroom - 4.3m x 3.7m (14'1" x 12'1")

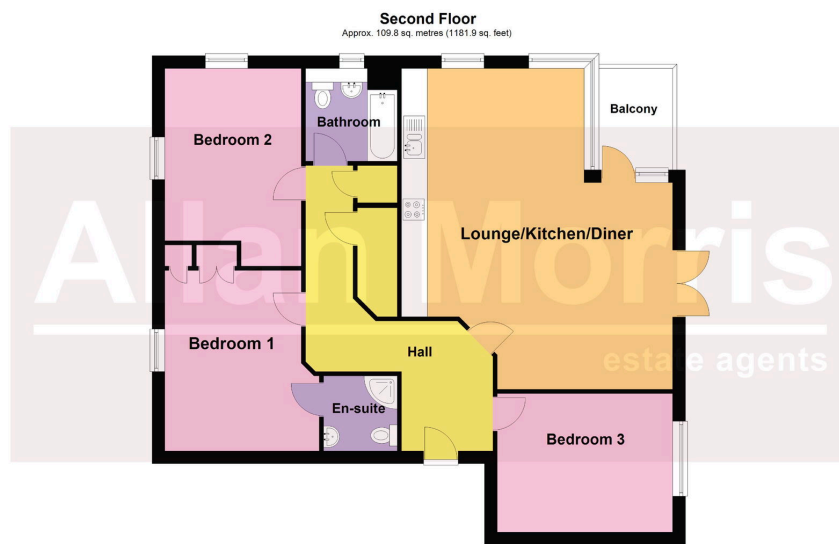
En-suite - 1.8m x 1.8m (5'10" x 5'10")

Bedroom 2 - 4.7m into recess x 3.2m (15'5" x 10'5")

Bedroom 3 - 4.2m x 3.3m (13'9" x 10'9")

Bathroom - 2.3m x 2.2m (7'6" x 7'2")





Total area: approx. 109.8 sq. metres (1181.9 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.

- 3 bedroom Penthouse
- Master Bedroom with En-Suite
- Family Bathroom
- No Onward Chain
- Stunning views
- 2 further double Bedrooms
- Allocated parking
- Council Tax Band D



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	73
(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	