



**Allan Morris**  
estate agents

 **MAYFAIR**  
OFFICE GROUP



69 Station Road, Fernhill Heath, Worcester. WR3 7UP

£585,000

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A most spacious and much improved three bedroom detached family home, (formerly four bedroom), situated in the popular Fernhill heath area.

Accommodation comprising: Entrance Hall, Sitting Room, Living Room, impressive open plan Kitchen/Diner, Boot Room and downstairs Cloakroom. On the first floor: Master Bedroom with En-Suite Shower Room, Bedroom 2 with Dressing area (formerly Bedroom 4), Bedroom 3 and a Family Bathroom.

Outside: To the front is a generous driveway providing parking for several vehicles and a detached single Garage. To the rear is a fully enclosed garden, including a spacious patio area and lawn.

#### LOCATION:

The property is located in the popular village of Fernhill Heath, offering excellent access to major transport links, as well as a highly popular school catchment. Within the village are a number of useful amenities to include Public Houses, 3 Convenience Stores, Baptist Church and War Memorial Hall.

**Kitchen/Diner** - 8.08m x 6.3m (26'6" max x 20'8")

**Living Room** - 4.22m x 3.33m (13'10" max x 10'11")

**Sitting Room** - 4.09m x 3.02m (13'5" max x 9'11")

**Bedroom 1** - 3.53m x 3.05m (11'7" max x 10'0")

**Bedroom 2** - 5.13m x 2.67m (16'10" x 8'9")

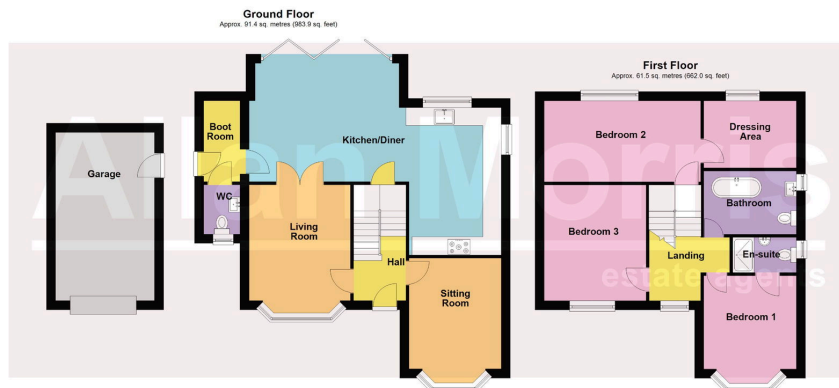
**Dressing Room (formerly Bedroom 4)** - 3.05m x 2.26m (10'0" x 7'5")

**Bedroom 3** - 3.81m x 3.61m (12'6" x 11'10")

**Bathroom** - 3.05m x 2.08m (10'0" x 6'10")







- No Onward Chain
- Detached family Home
- Much improved by current owners
- Stunning Kitchen/Diner
- Generous driveway & Garage
- Fully enclosed rear garden
- Popular and convenient location
- Council Tax Band E

