Allan Morris
estate agents

MAYFAIR
OFFICE GROUP

Octavia House, Pound Lane, Clifton-on-Teme, Worcestershire. WR6 6DE

Offers In Region Of £385,000

3 2 1

NO ONWARD CHAIN A wonderful opportunity to acquire an immaculately presented three bedroom detached house, situated within this sought after village.

Accommodation briefly comprises: Entrance Hall with downstairs Cloakroom and Utility/Storage Room, Sitting Room with double doors to garden and patio with windows to front and side, Kitchen/ Dining Room with doors to garden with integrated appliances. On the first floor: Master Bedroom which is a good size double to rear elevation overlooking garden, with En-Suite contemporary Shower Room, Bedroom 2 to front elevation with views towards the Malvern Hills, Bedroom 3 to front elevation and Family Bathroom.

Outside: The property has a small foregarden and access to the rear, with driveway and larger than average Garage (with boarded storage) and access into rear garden. The garden has a good size patio area, with established borders and seating areas, part walled garden and outside water tap.

LOCATION: The property is situated within this very popular village, having a Village Shop, Primary School and falling into the catchment for Chantry High School, 2 Public Houses and many Clubs and Societies, together with easy access to Worcester City and major transport links.

Kitchen / Dining Room: - 5.4m x 3.1m (17'8" x 10'2")

Sitting Room: - 5.5m x 3.1m (18'0" x 10'2")

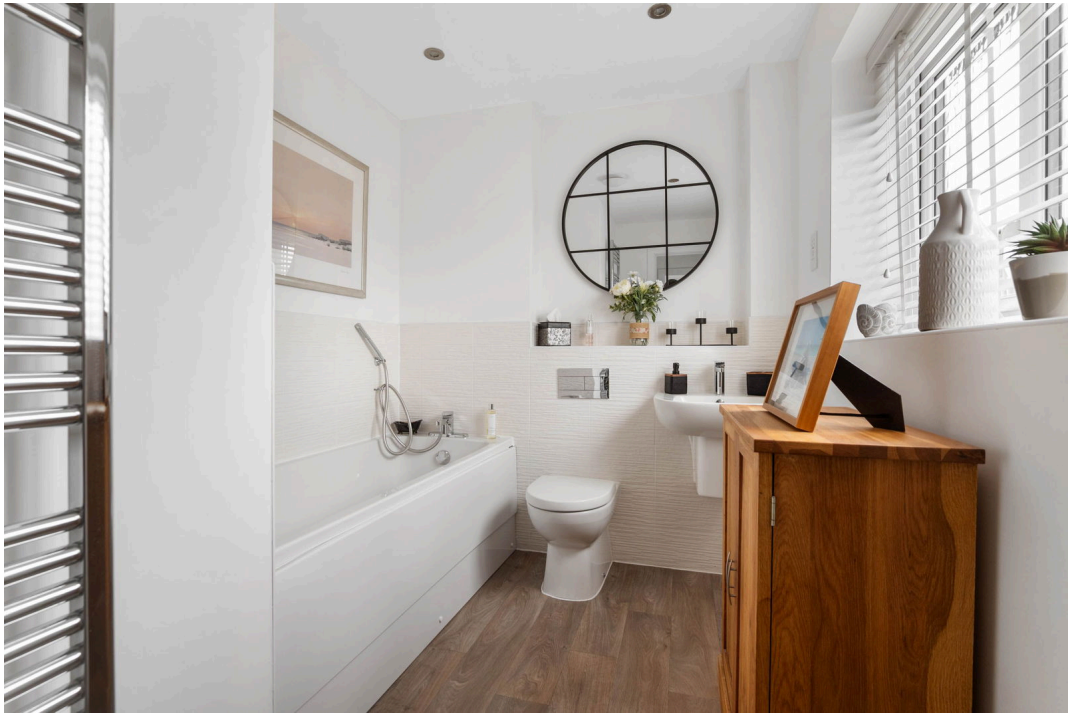
Master Bedroom: - 4.1m x 3.1m (13'5" x 10'2")

En-Suite: - 2.6m x 1.7m (8'6" x 5'6")

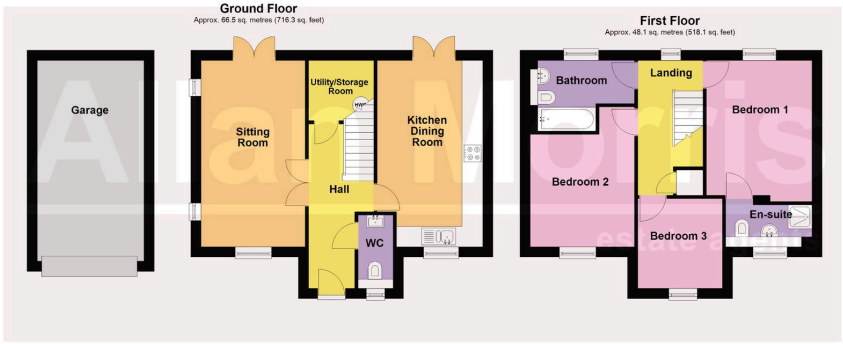
Bedroom 2: - 4.1m x 3.1m (13'5" into recess x 10'2")

Bedroom 3: - 2.8m x 2.5m (9'2" x 8'2")

Garage: - 6.1m x 3.2m (20'0" x 10'5")

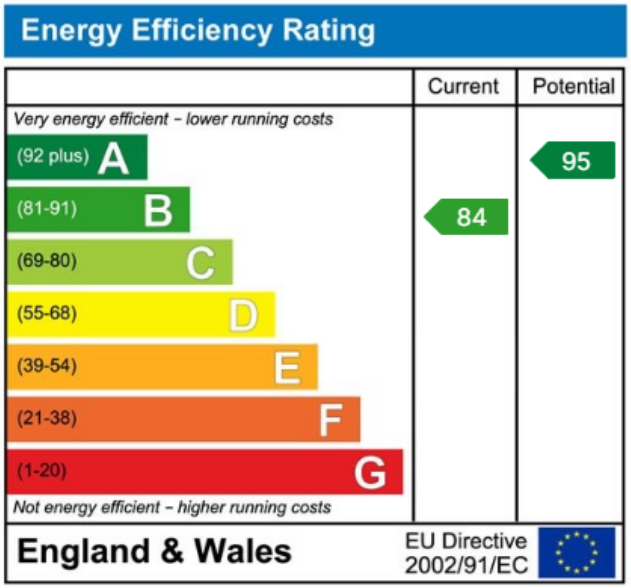


- Immaculately presented
- 3 Bedroom detached house
- Sought after village
- Village school
- Lying within Chantry catchment
- Well maintained garden
- Garaging and parking
- Council Tax Band: D



Total area: approx. 114.7 sq. metres (1234.4 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.



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