



The logo for Arden Estate Agents, featuring a stylized green house icon above the word "arden" in a bold, white, sans-serif font. Below "arden" is the text "ESTATE AGENTS" in a smaller, white, sans-serif font.

arden  
ESTATE AGENTS

It's who  
you move  
with.

# Wain Green, Long Meadow, Worcester, WR4 0HP

Guide Price £140,000

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### Summary:

A refurbished two bedroom first floor apartment with parking and easy access to the M5 junc 6. Stylish kitchen and bathroom, open plan lounge diner and two bedrooms. There are 157 years left on the lease and the service charge is £101.50. Peppercorn rent. Allocated parking by the front door. The property is offered with no chain! Perfect starter home or investment.

### Description:

Access is gained via communal door with one flight of stairs to main front door. Entrance hall. Newly fitted kitchen with base work units, a wood effect work surface and tiled surround. Stainless steel sink with drainer. Built in oven and fridge freezer. Space for washing machine? Featured open archway looking into lounge diner. Lounge diner has window to front aspect. Two bedrooms with built in wardrobes to main bedroom. New fitted bathroom suite with shower over bath, vanity wash basin and tiled. the property benefits from heating, double glazing, and parking. No Chain.

### Outside:

Allocated parking space at the front of the property.

### Location:

Located in the popular area of Warndon Villages. Worcestershire Royal Hospital and Junc 6 of the M5 Motorway are within close proximity as well as many other local amenities including supermarket and doctors surgery. There are also local primary and high schools as well as bus routes taking you right into the city.

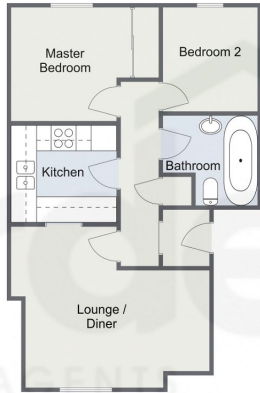
### Agent Note:

We have been made aware the property is Leasehold. The Service Charge is Approx. £105.50 Per month and Ground Rent is peppercorn. This needs to be clarified with a solicitor. 157 Years Approx left on the lease.

### Rooms:



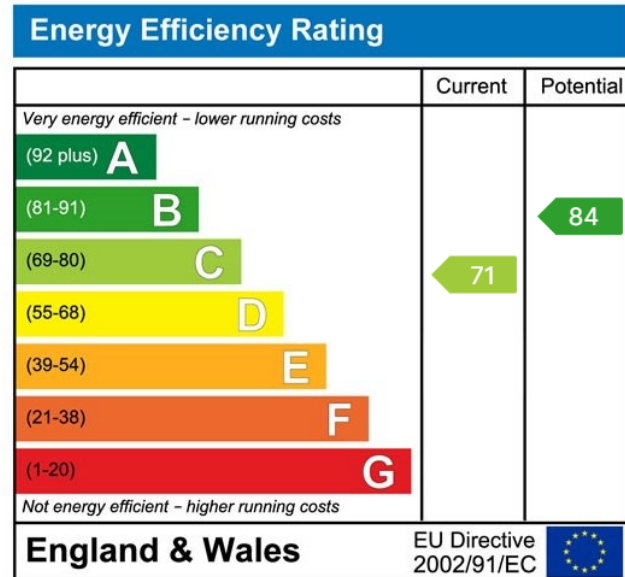
Wain Green, Long Meadow, Worcester



Total Area Approx  
45.8 Sq M  
493.0 Sq Ft

For illustrative purposes only. Decorative finishes, fixtures & fittings do not represent the current state of the property. Measurements are approximate & not to scale. Floor Plans made using RoomSketcher.

- Refurbished Apartment
- Open Plan Lounge Diner
- Parking
- Peppercorn Rent
- No Onward Chain
- Two Bedrooms and Bathroom
- Warndon Villages Location
- 157 Year Lease



For more information on this house or to arrange a viewing please call the office on:

**01905 958 290**

Alternatively, you can scan the QR to view all of the details of this property online.

