



St Marks Court, Bath Road, Worcester, WR5 3EG

Guide Price £170,000

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A modern two bedroom apartment within walking distance of Worcester city centre, situated on the popular Bath Road. Finished to a modern standard throughout, this property is move in ready. Whether you're an investor, downsizer or looking for apartment living, this is a great choice for you.

Entering the property, a central hallway provides access to all rooms. At the heart of the property is the lounge, providing an ideal setting for relaxation or casual entertaining. Adjoining the lounge is a well-appointed kitchen, fitted with a range of wall and base units, built in appliances and plumbing for a washing machine. The open plan layout ensures a seamless flow between these two key areas, making day-to-day living both easy and enjoyable.

Moving through the apartment, a handy storage cupboard is situated in the hallway. Both bedrooms feature built in wardrobes and are doubles, ensuring comfortability. Completing the internal accommodation is a modern bathroom, featuring a P shaped bath with overhead shower, toilet and sink.

The property benefits from mains water, full fibre broadband and gas heating.

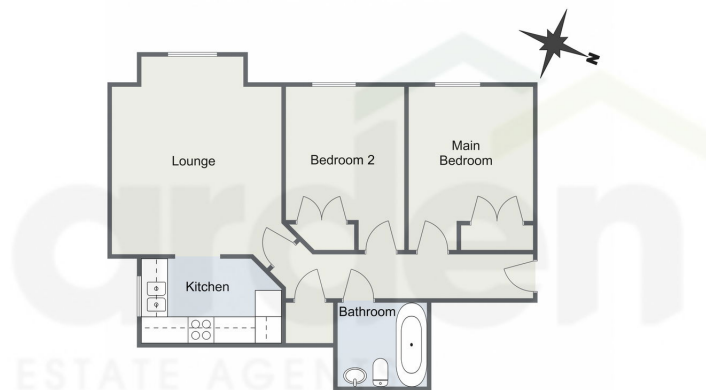
Agent's Note: We have been made aware the property is Leasehold. The Service Charge is approx. £1700 per year and Ground Rent is £192.72 per year. There is approximately 978 years remaining on the lease but this information would need to be clarified by your solicitor.

Location: Situated just by the Diglis area of Worcester it benefits from having playing fields, gym, a hotel and pub. This is an attractive location due to its close proximity to the City Centre which offers wine bars, restaurants and shopping. Foregate Street Station is in the City if you need to commute and you are also perfectly positioned for canal and river walks.

Please read the following: These particulars are for general guidance only and are based on information supplied and approved by the seller. Complete accuracy cannot be guaranteed and may be subject to errors and/or omissions. They do not constitute a contract or part



St Marks Court, Bath Road, Worcester



Total Area Approx
55.8 Sq M
600.6 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.

- Two Double Bedrooms
- Popular Diglis Area
- Open Plan Layout
- Modern Bathroom
- Allocated Parking
- 978 Years Remaining on Lease



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(69-80) C		
(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	

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.



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