





Property Description

Welcome to Malvern, a picturesque town nestle in the heart of Worcestershire renowned for its stunning natural beauty and rich history. Situated on Cotswold Road, this charming semi detached house offers an idyllic retreat within this sought after area.

Located close to Great Malvern and Barnards Green the area boasts a unique blend of quaint charm and modern convenience. Surrounded by the breath taking scenery of Malvern Hills, a wide range of amenities, schools and excellent transport links both road and rail with direct train links from Great Malvern and Malvern Link Stations to Worcester, Hereford, Birmingham and London.

Located in a quiet cul-de-sac location, this delightful property is in need of some modernisation but offering huge potential.

The accommodation comprises three well-appointed bedrooms, offering comfortable living spaces for the whole family. The L-shaped kitchen diner provides a wonderful space for entertaining, with ample room for dining and socialising with loves ones.

Outside, the front and rear gardens provide peaceful outdoor areas, ideal for unwinding amidst the serene surroundings.

Entrance Door Leading To:

Hallway

With wooden style flooring, stairs to first floor and doors to:

Lounge

13' 7" x 17' 8" (4.14m x 5.38m)
Double glazed window to rear aspect, open fire, radiator and wooden style flooring.

Kitchen / Dining Room

13' 6" max x 20' 2" max (4.11m max x 6.15m max)

L-Shaped room.

Double glazed windows to front and rear aspect, The kitchen is in need of some modernisation and currently comprises:

Kitchen area - range of base units with work-surfaces, sink drainer unit, space for cooker, American style fridge freezer and chest freezer.

Dining area - range of wall & base units including larder style cupboards, work-surfaces with stylish splashback, space for dining room table and chairs, space for sofa.

A door from the kitchen area leads to:

Side Passageway

With doors providing front and rear access, utility area and WC.

From the hallway a carpeted staircase leads to the:

Landing

Wooden style flooring, double glazed window to front aspect and doors to:

Bedroom 1

11' 9" x 12' 9" (3.58m x 3.89m)
Double glazed window to rear aspect, single radiator.

Bedroom 2

12' 5" x 9' 9" (3.78m x 2.97m)
Double glazed window to side, radiator.

Bedroom 3

7' 3" x 9' 2" (2.21m x 2.79m)
Double glazed window to front aspect, radiator and useful over-stairs store cupboard.

Bathroom

Suite comprising bath with shower over, wash hand basin, low flush WC and partially tiled walls.

Outside

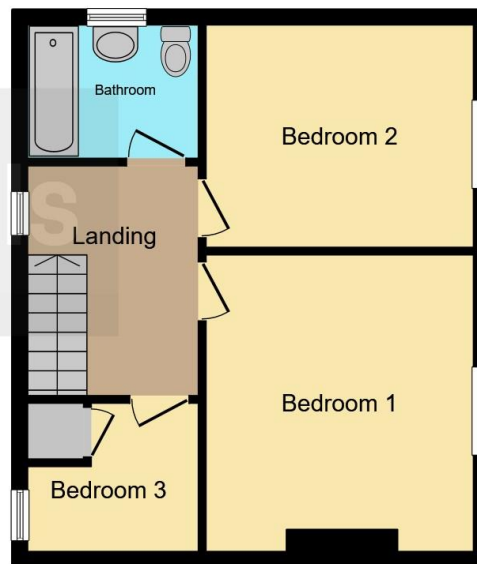
The front of the property is enclosed to maintain privacy with a lawned area and path leading to the front door.

To the rear of the property there is a patio area leading to the main garden which is predominantly laid to lawn, enclosed by fencing to 2 sides and has a useful brick storage shed.





Ground Floor



First Floor

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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EPC Rating: D

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Tenure: Freehold



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Property Ref: MAL307472 - 0003