



Furlongs Road Persnore

£325,000

- Four bedroom detached house
- Living room and separate dining room/study
- French doors to the rear garden
- Driveway for parking two vehicles
- Quiet cul-de-sac location
- Easy access to Persnore town centre
- No upward chain
- ****VIEWING AVAILABLE 7 DAYS A WEEK****

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Furlongs Road

Pershore

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****FOUR BEDROOM DETACHED HOUSE**** Entrance porch; entrance hall open plan to the kitchen and living room. Separate dining room. On the first floor there are four bedrooms and a bathroom. The low maintenance garden has a patio seating area, a wildlife pond and three garden sheds. Driveway with parking for two vehicles. The pretty market town of Pershore provides a range of great shopping and leisure facilities including a theatre. The area has a good range of schools both state and independent. Located within easy access to Pershore town centre, Pershore train station, Worcestershire Parkways train station and excellent links to the motorway.

Front

Driveway with parking and gated access to the rear of the property.

Porch/Entrance Hall

Obscure double glazed window and entrance door. Obscure glazed door to the entrance hall, open plan to the kitchen and living room. Laminate flooring. Radiator.

Kitchen 15' 11" x 7' 4" (4.85m x 2.23m)

Double glazed window to the front aspect. Wood worksurfaces. Bespoke Belfast sink with mixer tap. Space for an oven with extractor fan over. Space for a fridge freezer. Space and plumbing for a washing machine and dishwasher. Wall mounted gas fired Worcester boiler. Under stairs storage, housing the tumble dryer. Linoleum flooring. Radiator.

Living Room 22' 5" x 20' 8" (6.83m x 6.29m) max

L-shaped. Dual aspect double glazed windows and French doors. Chimney breast housing the electric fire with wood mantle. Laminate flooring. Two radiators. Open to the dining room/study. Stairs rising to the first floor.



Dining Room/Study 12' 7" x 9' 11" (3.83m x 3.02m)

Double glazed window to the front aspect and double glazed French doors to the garden. Laminate flooring. Radiator.



Landing

Access to the loft. Doors to four bedrooms and a bathroom. Radiator.

Bedroom One 12' 6" x 9' 9" (3.81m x 2.97m)

Double glazed window to the front aspect. Laminate flooring. Radiator.

Bedroom Two 11' 2" x 10' 1" (3.40m x 3.07m)

Double glazed window to the front aspect. Radiator.

Bedroom Three 11' 2" x 7' 5" (3.40m x 2.26m)

Double glazed window to the rear aspect. Radiator.

Bedroom Four 10' 11" x 9' 6" (3.32m x 2.89m) max

Double glazed window to the rear aspect. Storage cupboard. Radiator.

Bathroom 10' 10" x 7' 7" (3.30m x 2.31m) max

Obscure double glazed window. Panelled corner bath with mixer tap. Shower cubicle with Triton electric shower. Pedestal wash hand basin and low flush w.c. Tiled splashbacks. Fitted storage cupboard. Laminate flooring. Radiator.

Garden

Low maintenance rear garden. Wildlife pond. Patio seating area. Three garden sheds.



Tenure: Freehold

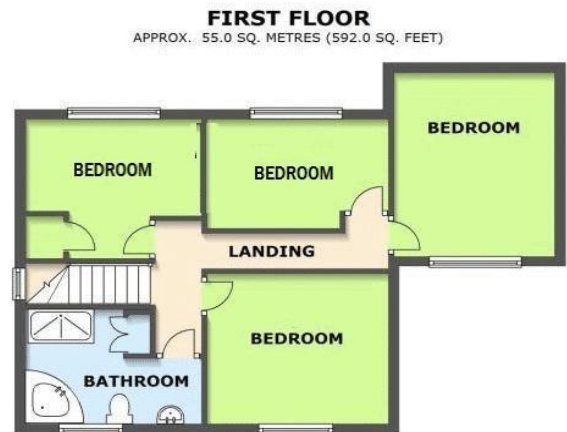
Council Tax Band: C

Broadband and Mobile Information

To check broadband speeds and mobile coverage for this property please visit:

<https://www.ofcom.org.uk/phones-telecoms-and-internet/advice-for-consumers/advice/ofcom-checker> and enter postcode **WR10 1NY**





TOTAL AREA: APPROX. 114.5 SQ. METRES (1232.4 SQ. FEET)

This illustration is for identification purposes only. Not drawn to scale, unless stated.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

MISREPRESENTATION ACT 1991

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