



# Jubileum Crescent Pershore

£350,000

- Four bedroom semi-detached house
- Living room with French doors to the garden
- Kitchen/dining room
- Master bedroom on the second floor with en-suite
- Garage and driveway
- Sought after town location

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& Partners



# Jubileum Crescent

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**\*\*WELL PRESENTED FOUR BEDROOM SEMI-DETACHED FAMILY HOME\*\*** Entrance hall; cloakroom; living room; kitchen/dining room with space for a dining table. On the first floor are three bedrooms and a family bathroom. The master bedroom is on the second floor with an en-suite. The rear garden is laid to lawn with a patio seating area. Driveway and garage. Pershore is a thriving town with amenities to include the beautiful Abbey and park, pubs, restaurants, supermarkets, independent shops, a theatre and schools. Easy access to motorway links and public transport, the Worcestershire Parkway train station an approximate ten-minute drive away. **STILL UNDER NHBC GUARANTEE.**

## Front

Low maintenance with planting. Driveway with parking for three vehicles. Access to the garage. Gated access to the rear garden.

## Entrance hall

Doors to the cloakroom, living room and kitchen/dining room. Stairs rising to the first floor. Radiator.

## Cloakroom 5' 6" x 2' 9" (1.68m x 0.84m) max

Obscure double glazed window to the front aspect. Pedestal wash hand basin. Low flush w.c. Radiator.

## Living Room 16' 6" x 10' 1" (5.03m x 3.07m)

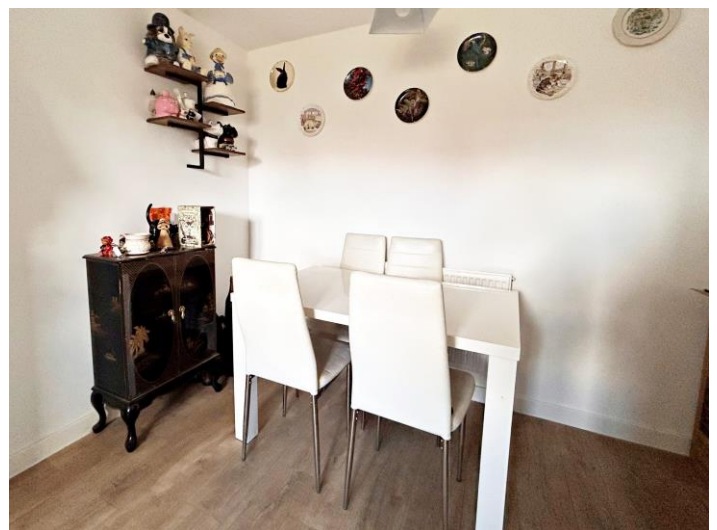
Double glazed window to the rear aspect with French doors to the garden. Radiator.



## Kitchen/Dining Room 15' 4" x 9' 6" (4.67m x 2.89m)

Double glazed window to the front aspect. Wall and base units surmounted by worksurface. One and a half sink and drainer with mixer tap. Integrated oven, hob, extractor fan and dishwasher. Space for a fridge freezer. Space and plumbing for a washing machine. Cupboard housing the Ideal gas fired boiler.

Space for a dining table.



23 High Street, Pershore WR10 1AA

## Landing

Doors to three bedrooms and bathroom. Stairs rising to the second floor.

## Bedroom Two 13' 5" x 9' 6" (4.09m x 2.89m)

Double glazed window to the rear aspect. Radiator.

## Bedroom Three 12' 0" x 9' 6" (3.65m x 2.89m)

Double glazed window to the front aspect. Radiator.

## Bedroom Four 10' 1" x 6' 8" (3.07m x 2.03m)

Double glazed window to the rear aspect. Radiator.

## Bathroom 6' 8" x 5' 6" (2.03m x 1.68m)

Obscure double glazed window to the front aspect. Panelled bath with an electric Mira shower over. Pedestal wash hand basin and low flush w.c. Tiled splashbacks. Radiator.

## Second Floor Landing

Door to the master bedroom and a storage cupboard.

## Master Bedroom 22' 4" x 13' 2" (6.80m x 4.01m)

Double glazed window to the front aspect. Double glazed skylight to the rear aspect. Radiator. Door to the en-suite.

## En-suite 8' 0" x 5' 10" (2.44m x 1.78m)

Double glazed skylight. Shower cubicle with a mains fed shower. Pedestal wash hand basin and low flush w.c. Tiled splashbacks. Radiator.

## Garage

Up and over door with light and power.

## Garden

Laid to lawn with a patio seating area.

## Tenure: Freehold

## Council Tax Band: D

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 2GU



Ground Floor- Approximate for information only



First Floor- Approximate for information only



Second Floor- Approximate for information only



Score	Energy rating	Current	Potential
92+	A		95 A
81-91	B	86 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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