



Allan Morris
estate agents

 **MAYFAIR**
OFFICE GROUP

8 Duck Meadow, Lyppard Hanford, Worcester. WR4 0HA

Guide Price £269,950

 3  1  1



NO ONWARD CHAIN

A well presented three bedroom end terrace property, situated in the popular Warndon Villages area of Worcester.

Accommodation briefly comprises: Entrance Hall, downstairs Cloakroom, Kitchen, spacious Sitting Room/Dining Room and Conservatory. On the first floor: Three Bedrooms and Family Bathroom.

Outside: The property benefits from 2 allocated parking spaces and to the rear is a delightful garden.

LOCATION:

The property is located in the popular Warndon Villages development, offering easy access to major transport links, Worcestershire Royal Hospital, Tesco Supermarket and a parade of Convenience shops and eateries.

Kitchen: - 2.79m x 2.44m (9'2" x 8'0")

Living Room: - 4.47m x 4.44m (14'8" max 11'4" min x 14'7")

Conservatory: - 3.91m x 2.72m (12'10" x 8'11")

Bedroom 1: - 4.47m x 2.54m (14'8" x 8'4")

Bedroom 2: - 2.97m x 2.03m (9'9" x 6'8")

Bedroom 3: - 2.31m x 2.06m (7'7" x 6'9")

Bathroom: - 2.49m x 1.68m (8'2" x 5'6")





- NO ONWARD CHAIN
- 3 Bedroom end terrace home
- Generous Living Room and Conservatory
- Off road parking for 2 vehicles
- Enclosed private rear garden
- Popular and convenient location
- Council Tax Band C

