

16 Bozward Street | | Worcester | WR2 5DE

£575 Per Month

YOUR PROPERTY BOX.
ESTATE AGENTS

16 Bozward Street |
Worcester | WR2 5DE
£575 Per Month

Welcome to this delightful house of multiple occupancy located on Bozward Street in Worcester, perfect for students seeking a comfortable and convenient living arrangement for the 2027/2028 academic year. This fully furnished property boasts three spacious double bedrooms, making it an ideal choice for a group of friends or fellow students looking to share a home.

As you enter, you will find a welcoming reception room that provides a great space for relaxation and socialising. The large kitchen is well-equipped, offering ample room for cooking and dining, while the adjoining lounge area serves as a perfect spot for unwinding after a long day of studies.

The property also features a well-maintained bathroom, ensuring that all residents have access to essential facilities. One of the standout features of this home is the lovely garden, providing an outdoor space where you can enjoy fresh air and perhaps host a summer barbecue with friends.

- Fully furnished student house
- 3 double bedrooms
- Shared garden space
- Close to university
- Available September 2027
- Large kitchen and lounge
- Ideal for students

Living Room

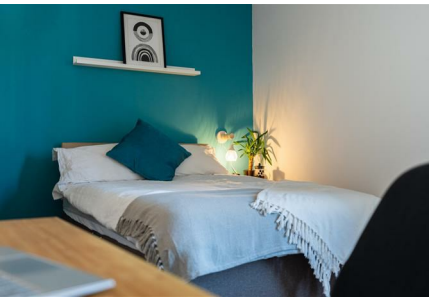
This comfortably sized living room features two sofas and an armchair arranged to create a welcoming seating area around a wall-mounted television. Natural light streams in through a sash window, brightening the neutral-toned walls and carpeted floor, making it a cosy place to relax.

















Kitchen

A spacious kitchen and dining area that combines practicality with comfort. The kitchen is fitted with wooden cabinetry, a tile floor, and a range of integrated appliances. The adjoining dining space comfortably seats four and enjoys plenty of natural light from the rear door, which also provides access to the garden.

Bedrooms

Double bedrooms featuring a large window that fills the room with natural light. One wall is painted blue, creating a focal point behind the bed. The room is furnished with a double bed, bedside tables with lamps, a chest of drawers, and a workspace complete with a desk and chair. The layout offers a quiet and restful atmosphere with ample storage and study space.

Bathroom

5.3 m²

The bathroom is bright and clean with a white suite comprising a bath with a shower over, a pedestal basin, and a toilet. A window allows natural light to fill the space, while dark floor tiles contrast with pale walls, creating a fresh and airy environment. Practical shelving provides storage for toiletries and essentials.

Rear Garden

A long, neatly kept rear garden featuring a lawn bordered by mature hedges and trees, offering privacy and a pleasant outdoor space. There is ample room for seating or planting, making it a versatile garden to enjoy the outdoors in a peaceful setting.

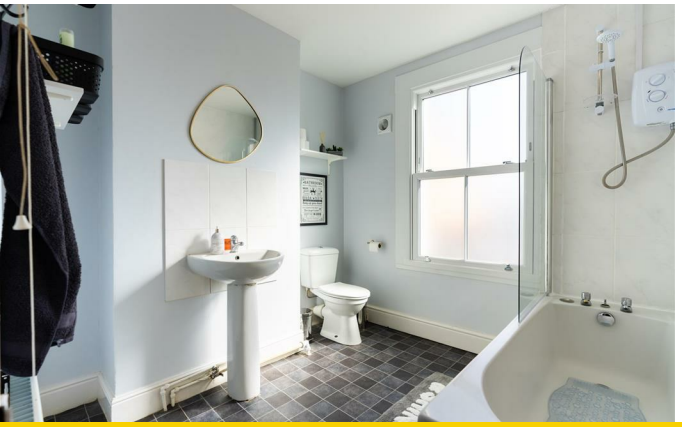
Holding Deposit Process

- Once you've chosen your room, we'll ask you to pay a holding deposit to secure the room.
- Purpose: The holding deposit reserves the room while referencing and paperwork are completed.


YOU GOT THIS








BATHROOM
RULES
WASH your HANDS
ALWAYS USE SOAP
BRUSH TEETH
ONLY THE ONES YOU WANT TO KEEP
hang up your towel
PUT DOWN THE SEAT
Don't forget to flush
KEEP THE WATER
TURN OFF THE LIGHTS

- Deduction: Once your tenancy is confirmed, the holding deposit will be deducted from your first month’s rent or tenancy deposit.
- Timeframe: We’ll aim to complete all referencing and agreements within 15 days of receiving the holding deposit (unless otherwise agreed).

Refunds: If the landlord decides not to proceed, your holding deposit will be refunded in full. However, it may be retained if:

You provide false or misleading information,
You fail a Right to Rent check, you withdraw from the property, or you fail to take all reasonable steps to enter into the tenancy.

We’ll always confirm the status of your holding deposit in writing so you know exactly what’s happening at every stage.

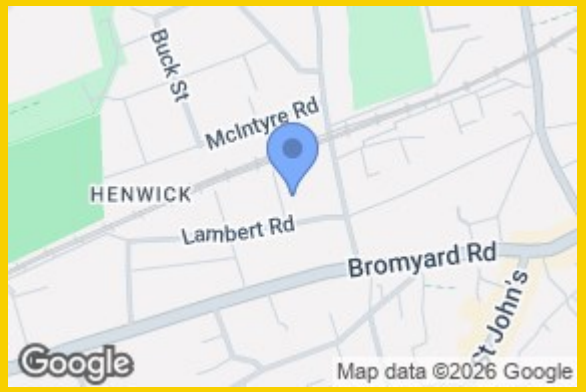
Identity & AML Checks

Before a tenancy can begin, we’re legally required to complete standard Right to Rent and Anti–Money Laundering (AML) checks.

You’ll need to provide:

Valid photo ID (passport, BRP, or driving licence)
Proof of address (such as a recent utility bill, bank statement, or student letter)
For international students: a visa or other Home Office-approved document showing your right to rent in the UK
If a guarantor is required, they’ll also need to complete ID and address verification checks.
These checks are quick and straightforward, and we’ll guide you through every step to make the process smooth.

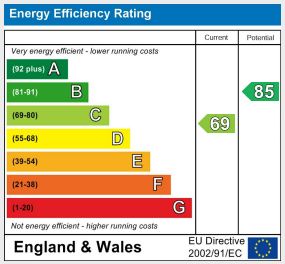








Council Tax Band **C** EPC Rating **C**



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