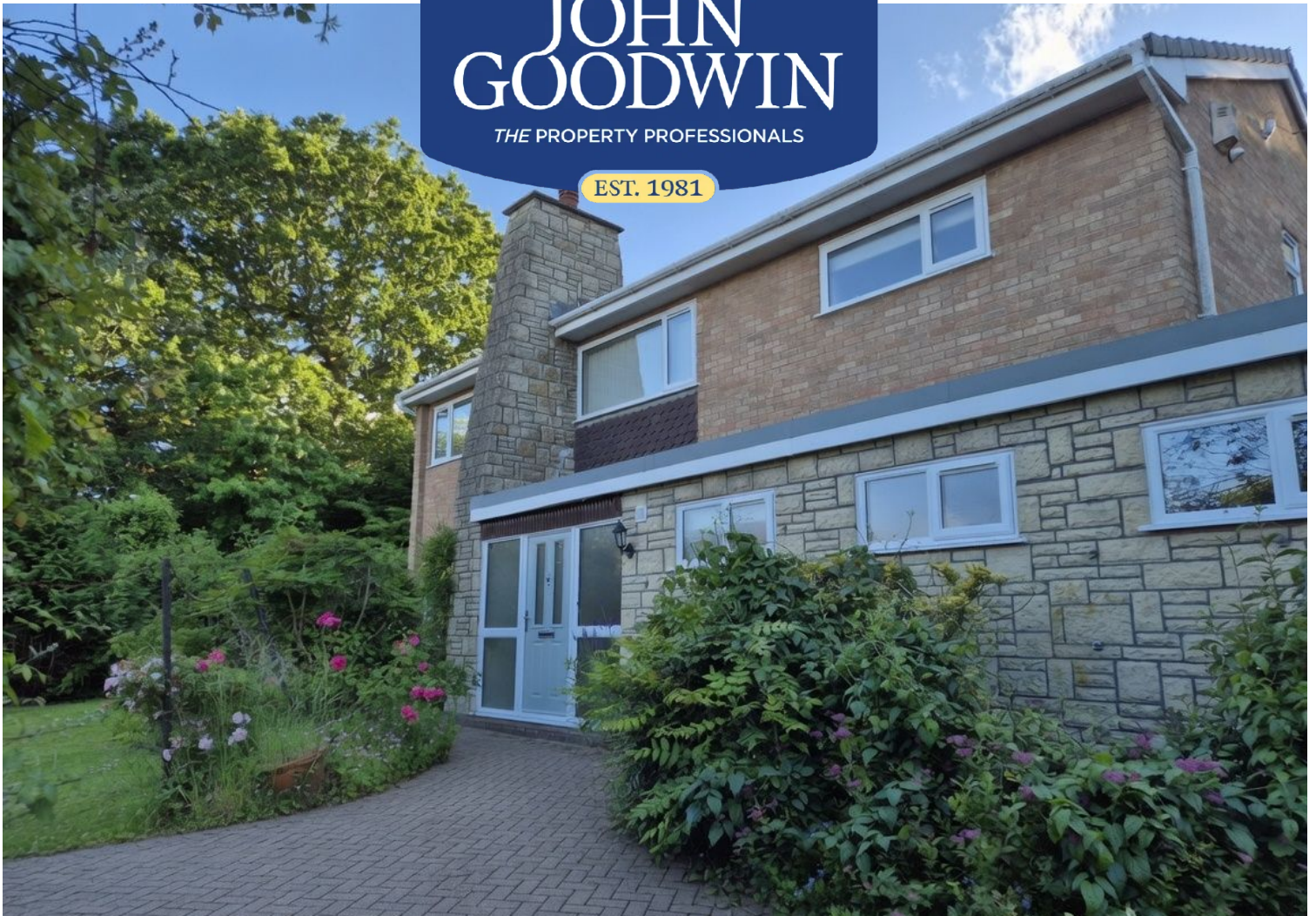


JOHN GOODWIN

THE PROPERTY PROFESSIONALS

EST. 1981



Cockshot Road, Malvern WR14 2TT

£2,500 pcm

This recently refurbished spacious four-bedroom detached home on Cockshot Road offers comfortable living with stunning views over Worcestershire. This home provides excellent access to local shops, transport links, schools and recreational opportunities. A driveway offers convenient private parking for three cars. Garage not included.

Bedrooms: 4 | Bathrooms: 2 | Receptions: 1



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13 Worcester Road, Malvern, Worcestershire, WR14 4QY
Offices also at Ledbury, Upton, Colwall, Colwall Office & London



Deposit: £2,884.61

Date First Available: 15/06/2026

Furnishing: Unfurnished

This recently refurbished spacious four-bedroom detached home on Cockshot Road offers comfortable living with stunning views over Worcestershire. This home provides excellent access to local shops, transport links, schools and recreational opportunities. Upon entering, you'll find a welcoming large entrance hallway that flows into the well-proportioned reception/dining room with bi fold doors leading to the rear garden. The modern fully fitted kitchen has integrated double oven, five burner gas hob, fridge/freezer and dishwasher, leading to a utility room and down stairs shower room and WC.

Stairs leading to a large landing with four double bedrooms, bathroom with separate WC. The property benefits from a generous floor area of 1948 sq ft, providing ample space throughout and is equipped with gas central heating and newly installed double glazed windows.

Outside, the property boasts a private garden, providing a lovely space for outdoor enjoyment and offering those picturesque views. A driveway offers convenient private parking for three cars. Garage not included.





Council Tax

COUNCIL TAX BAND "F"

This information may have been obtained from the local council website only and applicants are advised to consider obtaining written confirmation.

Energy Performance Certificate

The EPC rating for this property is E (49).

Viewing

By appointment to be made through the Agent's Ledbury Lettings Office (Tel: 01531 634648).

Holding Fee & Deposit

Before the tenancy starts (payable to John Goodwin 'the Agent')

Holding Deposit: 1 week's rent which equates to **£576.92**

This is to reserve a property. Please note: This will be withheld if any relevant person (including guarantors(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing).

Deposit: 5 weeks' rent which equates to **£2,884.62**

This covers damages or defaults on the part of the tenant during the tenancy.

Right to Rent

Under the Immigration Act 2014, landlords and Agents are required to carry out immigration checks on all adult occupiers.