



Allan Morris
estate agents

 **MAYFAIR**
OFFICE GROUP

14 Sandpiper Close, St. Peter's, Worcester. WR5 3SF

£215,000

2 1 1



A two bedroom end of terrace house, situated within this sought after area, within easy reach of local amenities, Worcester City and major transport links.

Accommodation briefly comprises: Entrance Hall into Sitting Room/ Dining Area, through into Kitchen with door to rear garden, with recent refitted boiler. On the first floor: Good size double Bedroom 1 with built-in wardrobes, further Bedroom and Family Bathroom.

Outside: The rear of the property is of particular note, with patio area and established rear garden. There is also a parking space at the rear of the property.

LOCATION:

The property can be found in the popular St. Peter's area, ideally placed for access to the M5 motorway via Junction 7 and also conveniently placed for the Worcestershire Parkway Railway Station. St. Peter's benefits from popular school catchments and is within easy reach of Worcester City centre.

Lounge / Dining Room: - 5.16m x 3.61m (16'11" x 11'10")

Kitchen: - 3.61m x 2.39m (11'10" x 7'10")

Bedroom 1: - 4.17m x 3.61m (13'8" x 11'10")

Bedroom 2: - 4.04m x 2.01m (13'3" x 6'7")

Bathroom: - 2.39m x 1.5m (7'10" x 4'11")





Ground Floor
Approx. 27.6 sq. metres (297.3 sq. feet)



First Floor
Approx. 27.6 sq. metres (297.3 sq. feet)



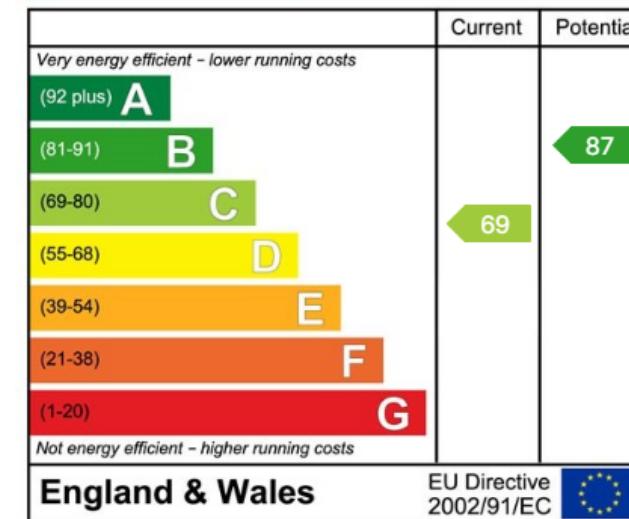
Total area: approx. 55.2 sq. metres (594.6 sq. feet)

DISCLAIMER: Floor plans shown are for general guidance only. Whilst every attempt has been made to ensure that the floorplan measurements are as accurate as possible, they are for illustrative purposes only.



- NO ONWARD CHAIN
- 2 Bedrooms
- Good size Lounge/Dining Room
- Parking available at rear of property
- Very pleasant rear garden
- Council Tax Band: B

Energy Efficiency Rating



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