



Allan Morris
estate agents

 **MAYFAIR**
OFFICE GROUP

74 Bromwich Road, St. John's, Worcester. WR2 4AW

Guide Price £500,000

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**** NO ONWARD CHAIN **** An extended, traditional detached family home, offering spacious, versatile and well proportioned accommodation with a private mature garden, enjoying a westerly rear aspect, off road parking and double Garage. Situated in this popular and sought after residential area of Worcester, providing easy access to the city centre and national road and rail networks.

Accommodation comprising: Reception Hall, Lounge/Dining Room, garden Room, Kitchen/Breakfast Room, Utility Room, Study, Cloaks/ Shower Room, five Bedrooms, Family Bathroom, Cloakroom.

Outside: To the front of the property is a paved driveway providing off road parking for up to 5/6 cars and shrub border. In turn giving access to the front door, double Garage and pedestrian gated access to either side of the property. To the rear of the property is a private, mature garden, partially laid to lawn and partially paved, providing numerous seating areas with shrub borders. There is a detached Home Office and brick store, both having power and light. Outside courtesy lights. Private westerly aspect.

Lounge Dining Room: - 8.56m x 3.96m (28'1" x 13'0")

Kitchen: - 5.05m x 4.72m (16'7" maximum x 15'6")

Study: - 5.59m x 2.54m (18'4" x 8'4")

Garden Room: - 8.33m x 3.48m (27'4" x 11'5")

Utility Room: - 3.18m x 2.39m (10'5" x 7'10")

Bedroom 1: - 4.27m x 3.96m (14'0" x 13'0")

Bedroom 2: - 4.22m x 3.96m (13'10" maximum x 13'0")

Bedroom 3: - 3.73m x 3.18m (12'3" maximum x 10'5")

Bedroom 4: - 4.22m x 2.69m (13'10" x 8'10")

Bedroom 5: - 3.05m x 2.39m (10'0" x 7'10")

Bathroom: - 2.44m x 2.39m (8'0" x 7'10")





- NO ONWARD CHAIN
- Spacious & versatile accommodation
- Gas central heating
- Extended detached family home
- Viewing highly recommended
- Private westerly rear aspect
- Popular & sought after residential area
- Double glazing
- Detached Home Office & Garden Store
- Council Tax Band: E

