



Allan Morris
estate agents

 **MAYFAIR**
OFFICE GROUP

Apartment 36, Bradley Court, Crossley Road, Diglis, Worcester. WR5 3GH

£270,000

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A beautifully presented, well planned and finished two double bedroom first floor Apartment, situated within easy reach of Worcester City, river walks and major transport links. Offering light and airy accommodation, together with allocated parking.

Accommodation briefly comprises: Good size Entrance Hall, with deep storage, open plan Sitting Room, Dining and Kitchen area with integrated appliances and double doors from Sitting Room to balcony, Master Bedroom with a range of built in furniture to include wardrobes and dressing table and a Juliette balcony, En-Suite Shower Room with walk-in double shower cubicle and mirror fronted storage, Bedroom 2 with built in wardrobes and doors to balcony and further Bathroom.

Outside: The property benefits from allocated parking, riverside walks and easy access to Worcester City and motorway links.

Entrance Hall - 4m x 3.4m max (13'1" x 11'1")

Sitting Room / Dining / Kitchen Area - 7.64m x 4.1m (25'0" x 13'5")

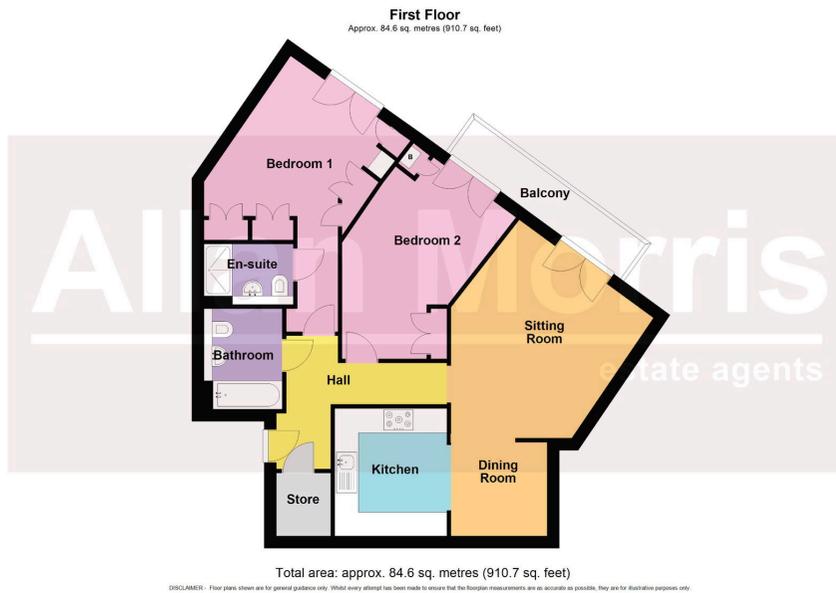
Master Bedroom - 6.6m max 4.4m min x 3.8m (21'7" x 12'5")

En-Suite - 2.2m x 1.5m (7'2" x 4'11")

Bedroom 2 - 5.1m x 3.2m (16'8" x 10'5")

Bathroom - 2.5m x 2.1m (8'2" x 6'10")





- 2 Double Bedrooms
- Master Bedroom with En-Suite
- Sitting Room with balcony & seating area
- Fitted Kitchen
- Lift access
- Allocated parking
- Sought after Diglis location
- River walks & easy reach of Worcester City
- Council Tax Band: D



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	