FOR SALE





Sudgrove Close, Worcester

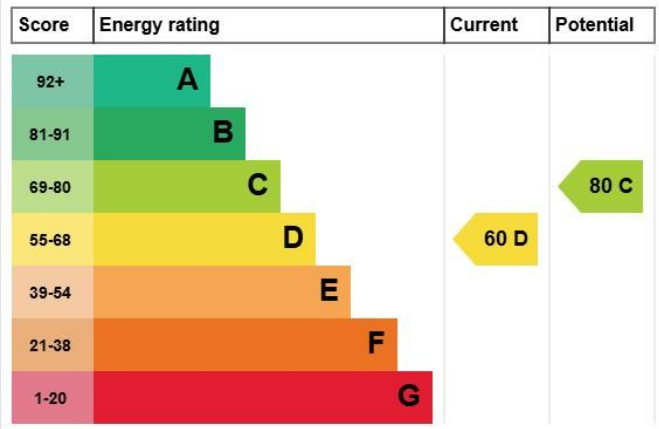
1 Bedroom, 1 Bathroom, Maisonette

£105,000

MARTIN&CO



- **Ground floor maisonette**
- **Long lease, 145 years remaining**
- **PVC double glazing**
- **Electric heating**
- **Courtyard parking space**
- **Living room & Fitted kitchen**
- **Bedroom & Bathroom**
- **Council Tax band A**
- **EPC Rating band tbc**
- **Vacant & no onward chain**



*** VACANT & NO ONWARD CHAIN ***

This ground floor maisonette benefits from a recently extended lease with approximately 145 years remaining (with a ground rent of £30pa) and is situated in a popular residential area with good local amenities and is convenient for the M5 and facilities of the City Centre.

The flat has a parking space in the courtyard to the side, PVC double glazing, electric heating and accommodation comprising: porch; living room; inner hall; fitted kitchen; bathroom; and a bedroom.

KEY FACTS
Lease extended February 2026
Term 189 years from25/03/1982
Ground Rent £30pa
Owned courtyard parking space
PVC double glazing
Electric heating
Council Tax band A
EPC Rating band tbc
Vacant & no onward chain

INCLUSIONS
Electric oven
Electric hob
Cookerhood
Property sold as seen





GROUND FLOOR MAISONETTE

PORCH 0.98m x 0.90m (3'3" x 3'0")

LIVING ROOM 4.76m x 2.76m (15'7" x 9'1")

INNER HALL 0.69m x 0.68m (2'3" x 2'3")

FITTED KITCHEN 2.87m x 1.48m (9'5" x 4'10")

BATHROOM 1.68m x 1.57m (5'6" x 5'2")

BEDROOM 3.39m x 2.16m < 3.07m (11'1" x 7'1" < 10'1")

UNDERSTAIR CUPBOARD 1.88m x 0.78m (6'2" x 2'7")

OUTSIDE

GARDEN
There is a small garden area to the front of the maisonette.

STORE CUPBOARD 0.86m x 0.70m (2'10" x 2'3")

PARKING
The property title includes a parking space in the courtyard to the side, as shaded brown on the title plan.



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

Martin & Co Worcester
45 Foregate Street ● ● Worcester ● WR1 1EE
T: 01905 619890 ● E: worcester@martinco.com

01905 619890
http://www.martinco.com

Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape**: Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.