Allan Morris
estate agents

3/3a Worcester Road,
Great Malvern
WR14 4QY
01684 561411

27 Summerfield Road, Malvern, WR14 1DY

Price Guide £415,000

A well maintained, detached bungalow in a larger than average plot and having a full range of facilities within a short walk including shops, a mainline railway station and primary and secondary schools. This lovely home offers accommodation with new doors throughout, comprising: entrance hall, triple aspect sitting room with a view of North Hill and an inset log burner, large dining kitchen with pantry, two double bedrooms and a good sized single bedroom, THREE DOUBLE BEDROOMS wet room and separate bathroom. The drive has been block paved and there is a large garage with workshop area, WC and inspection pit. The rear garden is of a good size and has mature trees, shrubs and lawn, fruit trees, a stream with bridge across and a summer house in need of some repair. The property benefits from double glazing and gas central heating. NO CHAIN SALE

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ENTRANCE
Covered doorway with lantern light, UPVC opaque glazed door and adjacent window opens to:

HALL
Two built-in cupboards, one with shelving and power, one with hanging rail and shelf, radiator, fuse board and meter.

LOUNGE 18'10" x 12'10" (5.75m x 3.93m)
Triple aspect double glazed windows to the front and sides, feature fireplace with inset log burner, three matching wall lights and two central lights, radiator.

DINING KITCHEN 15'5" x 12'9" (4.71m x 3.89m)
Double aspect front and side facing windows, fully fitted with matching range of wall and base units under counter, fridge, dishwasher, freezer, cooker with hood over, radiator, inset stainless steel sink unit, ample space for dining table and chairs, rear door to the garden. Walk-in pantry with shelving, rear facing window and Worcester central heating boiler.

BEDROOM ONE 10'0" x 10'11" (3.06m x 3.35m)
Front aspect double glazed window, radiator under.

BEDROOM TWO 9'1" x 8'6" (2.77m x 2.61m)
Rear aspect double glazed window, radiator under.

BEDROOM THREE 10'10" x 7'11" (3.32m x 2.42m)
Front aspect double glazed window, radiator under.

BATHROOM
Rear aspect opaque double glazed window, bath with tiled surround and electric shower over, hand basin with built in cupboard and drawers, low flush WC, radiator.

WET ROOM
Low level WC, hand basin with cupboard over, electric shower, tiled walls, ventilator, radiator.

OUTSIDE

To the front, large area of block paved off-road parking, lawn with shrubs to boundary, gates to both sides. To the rear of the property a patio runs along rear of bungalow, with steps up to lawn and garden, where there is a summerhouse and bridge over a brook. A path runs along the lawn to an area suitable for vegetables. The garden has numerous flowering plants and shrubs and tremendous scope for a keen gardener. (At the side of the property from the bridge to the road the boundary is the far side of brook at the fence. Further along the boundary there is a slight 'dogleg' and the boundary here lies this side of the brook). 6' x 8' greenhouse and a 7 ft Sq Hot tub.

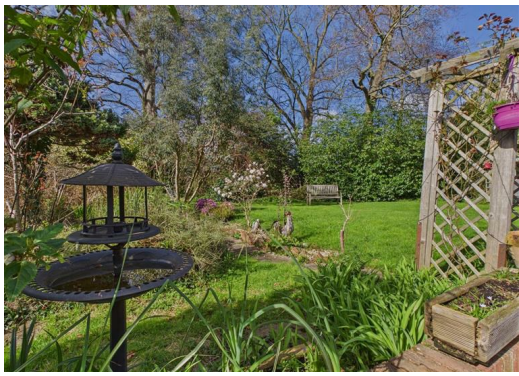
GARAGE 28'6" max x 11'4" max (7'10" min) (8.69m max x 3.46m max (2.41m min))

Double swing doors to front, inspection pit, rear and side aspect windows, door to WC.

DIRECTIONS

From the office of Allan Morris and Ashton turn left onto the Worcester Road. Follow the road along for some distance into Malvern Link. At the traffic lights turn left onto Richmond Road and at the T junction turn right onto Church Road. Turn left at the end onto Lower Howsell Road, take the second right into Summerfield Road and number 27 can be found before the roads bends right on the left hand side.

what3words: goodnight.tried.unlucky



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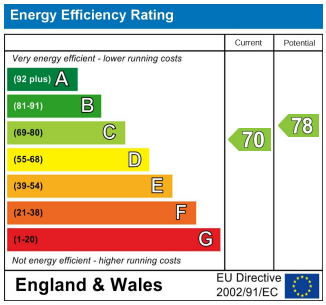
TENURE: We understand the property to be Freehold but this point should be confirmed by your solicitor.

FIXTURES AND FITTINGS: Only those items referred to in these particulars are included in the sale price. Carpets and curtains/blinds will be included in the sale and other items may be available by separate arrangement

SERVICES: Mains gas, mains electricity, water and drainage are connected. Please note that we have not tested any services or appliances and their inclusion in these particulars should not be taken as a warranty.



OUTGOINGS: Local Council: Malvern Hills District Council (01684 862151); at the time of marketing the Council Tax Band is: D

MAKING AN OFFER: At the point of making an offer, intending purchasers will be required to produce two pieces of identification for each individual, as well as proof of how they intend to purchase the property. This is required to comply with the Money Laundering, Terrorist Financing and Transfer of Funds Regulations 2017. More information or guidance can be made available upon request.

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