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Bromwich Road, Worcester, WR2 4AL

Guide Price £310,000

- Traditional Detached House
- Breakfast Kitchen
- Ground Floor Shower Room
- Family Bathroom
- Good Size Rear Garden
- Two Reception Rooms
- Utility
- Three Good Size Bedrooms
- Garage & Driveway
- NO ONWARD CHAIN

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54 Bromwich Road, Worcester WR2 4AL

An exciting opportunity to acquire this three bedroom detached character property offering plenty of scope for modernisation. Situated in a popular location within St Johns with easy access to the City centre.
********** EARLY VIEWING RECOMMENDED TO BE APPRECIATED **********

3 2 2 D

Council Tax Band: D















LOCATION & DESCRIPTION

Nestled on Bromwich Road in the charming city of Worcester, this delightful detached house offers a wonderful opportunity for those seeking a character property with ample space. Boasting three generously sized bedrooms and two reception rooms this home is perfect for families or those looking for extra room to grow.

As you enter, you are welcomed by two inviting reception rooms, providing a versatile layout ideal for both relaxation and entertaining. The character of the property shines through, offering unique features that add to its charm. While the home does require some modernisation, it presents a fantastic canvas for you to create your dream living space, tailored to your personal taste.

Situated in a desirable location, this property is well-connected to local amenities, schools, and parks, making it an ideal choice for families and professionals alike. The potential for transformation in this home is immense, and with a little vision and effort, it can become a stunning residence that reflects your style.

In summary, this detached house on Bromwich Road is a rare find, combining character, space, and potential in one appealing package. Don't miss the chance to make this property your own and enjoy all that Worcester has to offer. Access is via a part glazed wooded door opening into:-

RECEPTION HALL

A spacious and inviting entrance into the property with ceiling light, radiator, useful walk in storage cupboard, stairs to the first floor and doors to:-

LIVING ROOM

14'9 x 11'9

A pleasant reception room opening directly into the conservatory. Ceiling light, rear facing double glazed French doors, radiator and feature fireplace with tiled hearth and mantle over.

DINING ROOM

11'7 x 10'7

Ceiling light, front facing double glazed window, radiator and a feature wood fireplace.

BREAKFAST KITCHEN

13'2 x 11'9

A good size area combining kitchen and dining space with ceiling light, rear and side facing double glazed windows, radiator and a wall mounted boiler. There are a range of wall, base and draw units with roll top work surface over, stainless steel sink with matching drainer, mixer tap, four ring electric hob, extractor fan over and a built in oven.

UTILITY ROOM

6'1 x 5'5

Ceiling light, side facing part double glazed door gives access to the rear and space for appliances. Door to:-

GROUND FLOOR SHOWER ROOM

5'0 x 4'7

Ceiling light, side facing opaque double glazed window, shower cubicle and a low level W.C.

LANDING

Ceiling light, front facing opaque double glazed window, loft access, useful walk in storage cupboard which could easily be converted to create an ensuite shower room to the master bedroom. Doors to:-

BEDROOM ONE

15'1 x 12'5

A good size principal bedroom with ceiling light, rear facing double glazed window and radiator.

BDROOM TWO

11'8 x 10'8

Another double bedroom with ceiling light, front facing double glazed window and radiator.

BEDROOM THREE

11'9 x 7'4

A good size singe with ceiling light, rear facing double glazed window and radiator.

BATHROOM

12'8 x 5'2

Ceiling light, side facing double glazed opaque window and radiator. There is a two piece suite consisting of bath and wash hand basin with pedestal.

SEPARATE W.C.

5'4 x 4'9

Ceiling light, side facing opaque double glazed window, useful storage cupboard and a low level W.C.

OUTSIDE

To the front of the property wrought iron gates open onto a tarmac driveway, there is an attractive gravelled fore garden with boarders stocked with mature shrubs, wooden gates lead to the rear garden and the garage. A path leads to the front door.

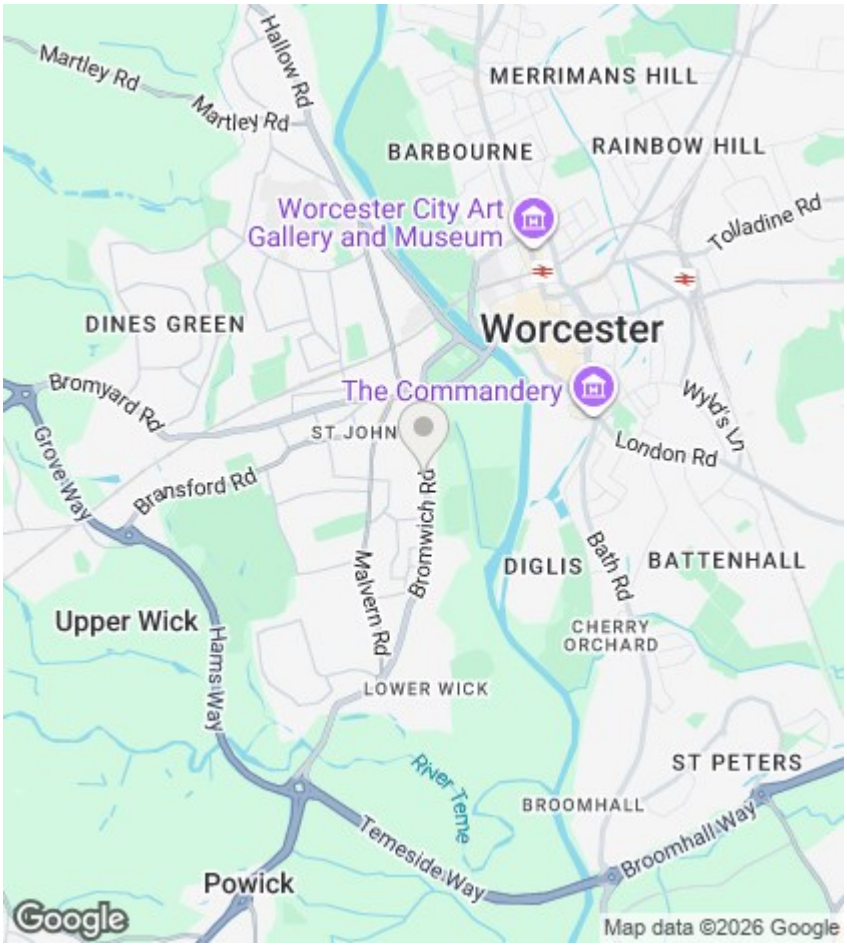
To the rear of the property is a good size, well established private garden, with seating area, lawn and boarders stocked with a selection of mature shrubs and trees.

GARAGE

Wooden construction with an up and over door and a separate part glazed door gives a pedestrian access.

SERVICES

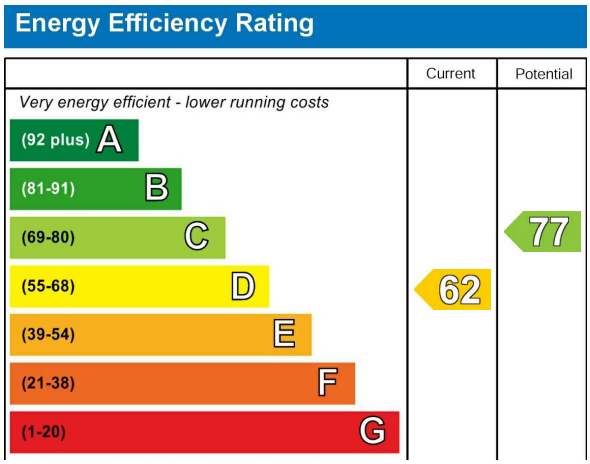
We believe all mains services are connected to the property but have not been verified by the agent.



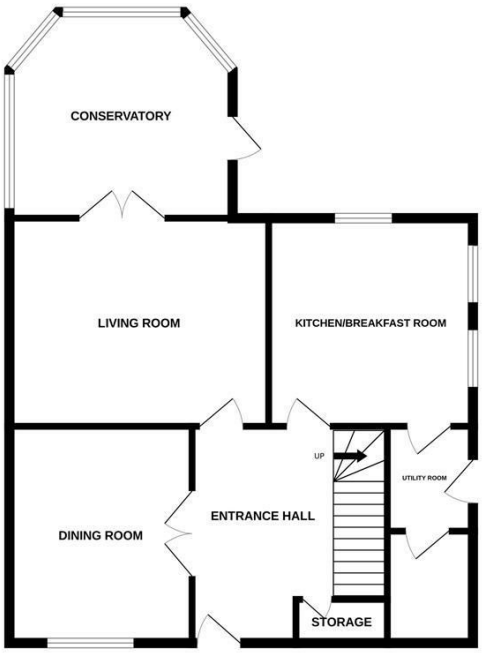
Viewings

Viewings by arrangement only. Call 01905 425167 to make an appointment.

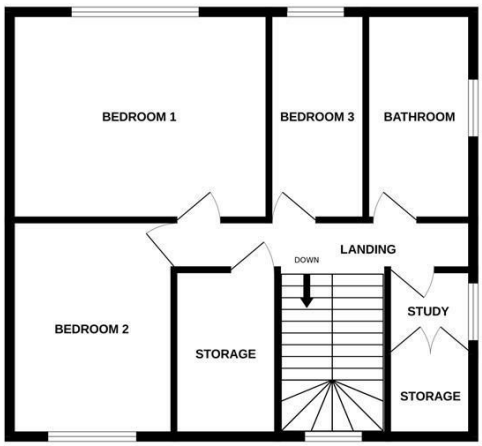
EPC Rating: D



GROUND FLOOR
805 sq.ft. (74.8 sq.m.) approx.



1ST FLOOR
660 sq.ft. (61.3 sq.m.) approx.



TOTAL FLOOR AREA : 1465 sq.ft. (136.1 sq.m.) approx.

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.
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