



## 25 Byfield Rise

Worcester, WR5 1BA

Andrew Grant



# 25 Byfield Rise

Worcester, WR5 1BA

**1 Bedroom    1 Bathroom    1 Reception Room**

A well proportioned ground floor apartment offering practical, low maintenance living in a convenient Worcester location, well suited to first time buyers or investors.

- A ground floor one bedroom apartment with clearly defined living accommodation.
- Light filled kitchen and living space.
- Well maintained communal grounds surrounding the building.
- Allocated off road parking positioned close to the entrance.
- Situated within easy reach of Worcester city centre and local amenities.

This ground floor apartment offers a straightforward layout suited to buyers seeking a practical home in a convenient Worcester setting. Accessed via a communal entrance, the property opens into a central hallway connecting all rooms. The kitchen living room forms the main living space, with room for both seating and dining and natural light from front facing windows. The bedroom is positioned to the rear, providing a quieter aspect and space for essential furniture. A fitted bathroom serves the apartment and is arranged for everyday use. Outside, the property sits within communal grounds and benefits from allocated off road parking. The location offers residential surroundings with access to local shops, transport links and Worcester city centre.

**364 sq ft (33.8 sq m)**







## The kitchen and living area

This open plan kitchen and living area forms the main space within the apartment, arranged to support day to day living in a simple and practical layout. The kitchen is set along one wall, providing functional workspace for cooking, while the remaining area allows room for seating and dining. Natural light enters through the window, helping the space feel bright and comfortable.











## The bedroom

The bedroom provides a private area within the home, with room for a double bed along with essential furniture. Its layout is straightforward, making it a practical and restful space.





## The family bathroom

The bathroom is arranged for practical everyday use. A full sized bath with overhead shower provides flexibility, along with a WC and wash basin. Its position off the hallway allows convenient access from both the bedroom and living space.





## The driveway and parking

The property benefits from allocated off road parking positioned in front of the building, providing convenient access for residents. The parking area is clearly arranged and easy to use, adding to the practicality of the apartment.



## Location

Byfield Rise is positioned within a well established residential area to the south of the city, offering a balance between everyday convenience and a quieter setting. Worcester city centre is easily accessible, providing a wide range of shops, cafés, restaurants and leisure facilities, along with cultural attractions including theatres and riverside walks.

Local amenities are available nearby, including supermarkets and convenience stores that cater for daily needs. The area is served by a selection of well regarded schools across various age groups, making it suitable for a broad range of buyers.

Transport links are a strong feature of the location, with regular bus services connecting to the city centre and surrounding areas. Worcester's mainline railway stations provide direct routes to Birmingham, London and other regional hubs, while road links offer straightforward access to the M5 motorway for commuters.

## Services

Services are TBC.

## Council Tax

The Council Tax for this property is Band A.

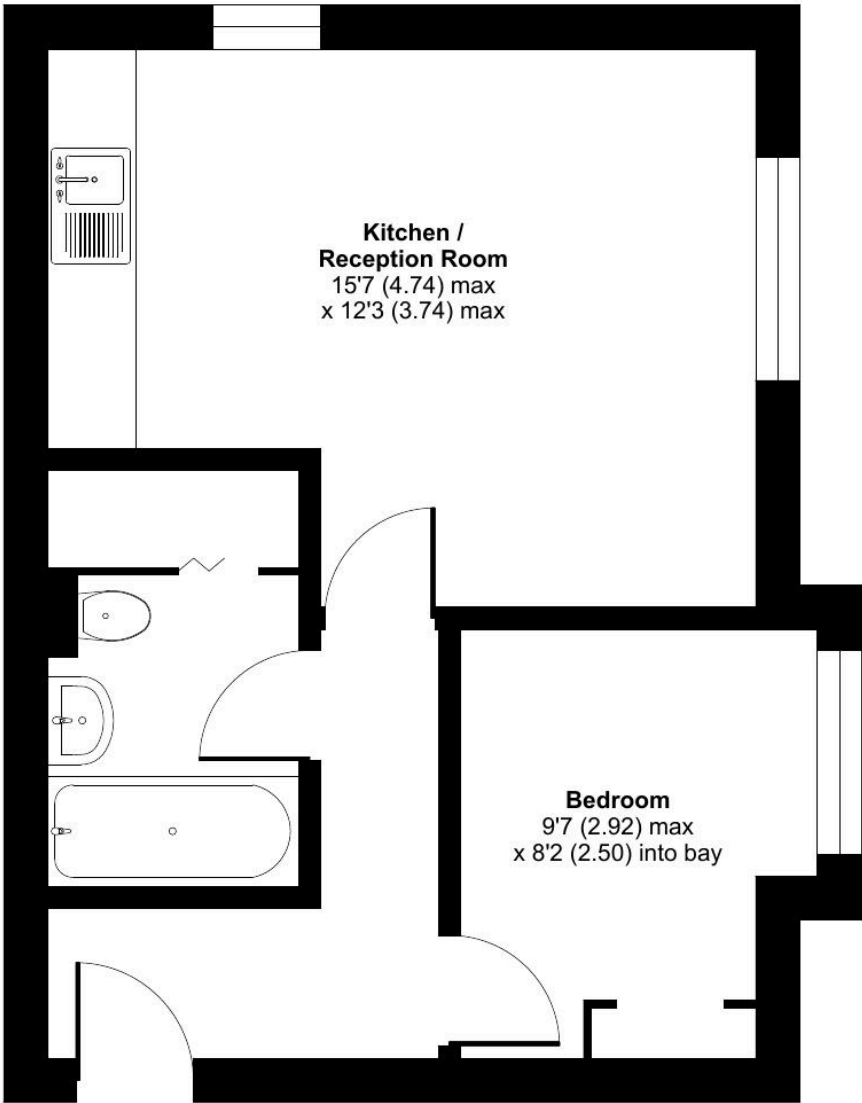




# Byfield Rise, Worcester, WR5

Approximate Area = 364 sq ft / 33.8 sq m

For identification only - Not to scale



GROUND FLOOR

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D		
39-54	E	53 E	
21-38	F		
1-20	G		



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Andrew Grant. REF: 1401819



DISCLAIMER: These particulars are not to form part of a Sale Contract owing to the possibility of errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded unless otherwise agreed within the Sale Contract documentation or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreage, estimated square footage, planning/building regulations' status or the availability/operation of services and/or appliances. Therefore prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase. We commonly receive referral fees from specialist service partners – an outline of these can be found here: <https://cutt.ly/referrals> and are reviewed annually in line with our financial year to identify any changes in average fee received.





Andrew Grant

T. 01905 734734

E. [hello@andrewgrant.com](mailto:hello@andrewgrant.com)

[andrewgrant.com](http://andrewgrant.com)