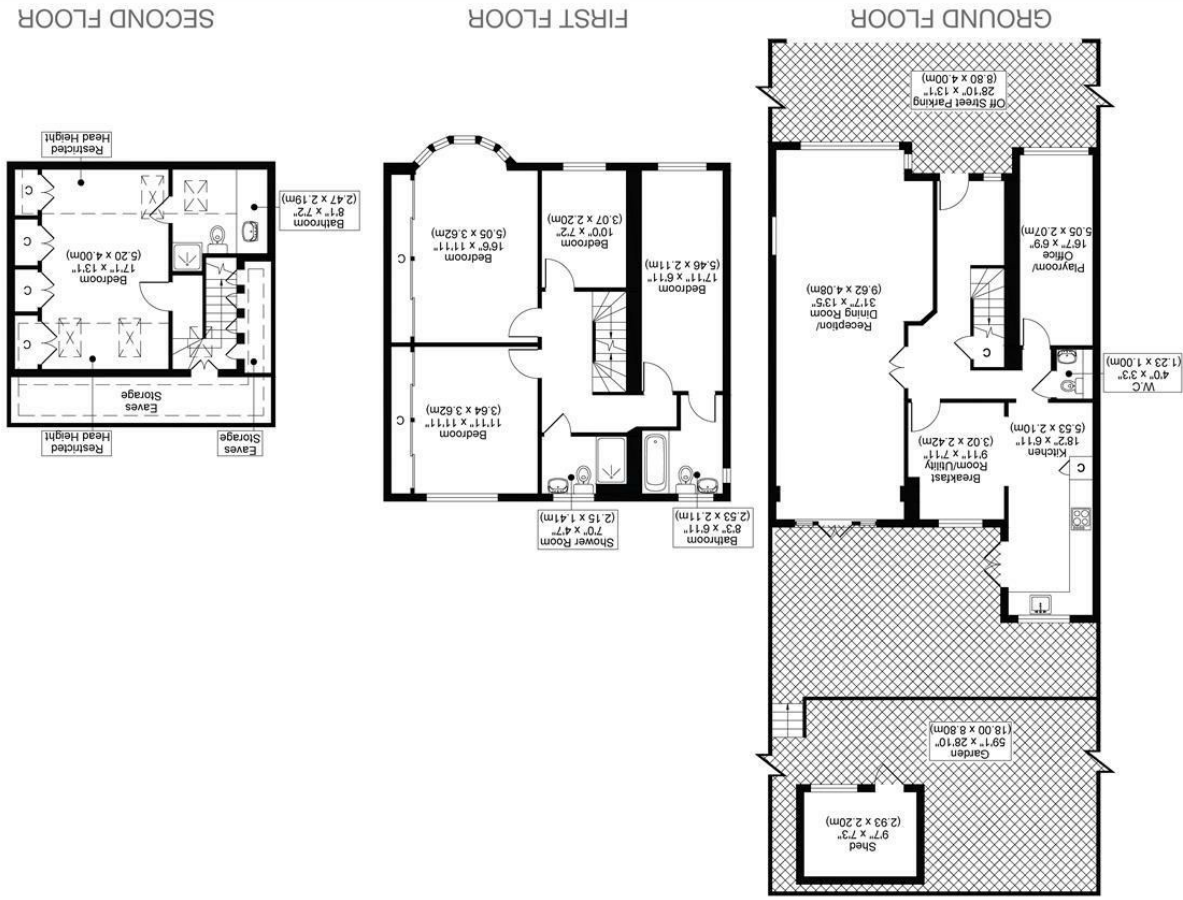




CHRISTIES



ELM WAY, KT4
TOTAL APPROX FLOOR PLAN AREA INCLUDING OUTBUILDING & EAVES STORAGE & RESTRICTED HEAD HEIGHT 2215 SQ.FT (206 SQ.M)
TOTAL APPROX FLOOR PLAN AREA EXCLUDING OUTBUILDING & EAVES STORAGE & RESTRICTED HEAD HEIGHT 1881 SQ.FT (175 SQ.M)



All measurements, walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent.

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RICS

The Property Ombudsman

GUIDE PRICE £800,000-£850,000

IN THE DESIRABLE LOCATION OF ELM WAY, WORCESTER PARK, THIS GENEROUSLY PROPORTIONED DOUBLE-FRONTED FAMILY HOME OFFERS A PERFECT BLEND OF SPACE AND COMFORT, MAKING IT AN IDEAL PURCHASE FOR A GROWING FAMILY. THE PROPERTY BOASTS FIVE WELL-APPOINTED BEDROOMS AND THREE MODERN BATHROOMS, ENSURING AMPLE ACCOMMODATION FOR ALL FAMILY MEMBERS.

AS YOU ENTER, YOU WILL BE GREETED BY AN ATTRACTIVE ENTRANCE HALL LEADING TO A THROUGH RECEPTION ROOM THAT PROVIDES VERSATILE SPACES FOR BOTH RELAXATION AND ENTERTAINMENT. A FURTHER GROUND FLOOR SPACE PROVIDES AN IDEAL HOME OFFICE OR PLAYROOM. THE LARGE L SHAPED KITCHEN IS ALSO AN ATTRACTIVE FEATURE. THE BRIGHT AND SPACIOUS LAYOUT IS THOUGHTFULLY DESIGNED OVER THREE FLOORS, ALLOWING FOR A HARMONIOUS FLOW THROUGHOUT THE HOME. EACH ROOM IS BEAUTIFULLY PRESENTED, CREATING A WARM AND WELCOMING ATMOSPHERE.

ONE OF THE STANDOUT FEATURES OF THIS PROPERTY IS THE LARGE, RAISED PATIO AREA, WHICH IS PERFECT FOR HOSTING FAMILY GATHERINGS OR SIMPLY UNWINDING AT THE WEEKEND. THIS OUTDOOR SPACE ENHANCES THE OVERALL APPEAL OF THE HOME, PROVIDING A DELIGHTFUL SETTING FOR ALFRESCO DINING OR ENJOYING THE SUNSHINE.

- FIVE BEDROOM/THREE BATHROOM DOUBLE-FRONTED FAMILY HOME
- ATTRACTIVE BRIGHT AND SPACIOUS ACCOMMODATION THROUGHOUT
- FLEXIBLE LAYOUT IDEA FOR THE GROWING FAMILY
- COUNCIL TAX BAND E
- EPC RATING D

