



**Connells**

Meadowbank Drive  
Worcester



## Property Description

Nestled in a sought-after residential area, this spacious four-bedroom detached family home on Meadowbank Drive offers comfort, style, and practicality in equal measure.

The property features a welcoming entrance hall with a convenient downstairs WC, leading to a bright and airy living room and through to the dining room and a conservatory. A fitted kitchen offers ample storage and further storage in the utility room, opening out onto a well-maintained rear garden-ideal for outdoor entertaining and relaxation.

Upstairs, the property boasts four generously sized bedrooms, including a master bedroom with en suite shower room, alongside a well-appointed family bathroom.

Externally, the home benefits from a spacious driveway providing off-road parking for multiple vehicles, a garage for additional storage or workspace, and beautifully kept rear garden that completes the property's appeal.

Located in a popular and peaceful residential area, this home is within easy reach of local schools, amenities, and excellent transport links to Worcester city centre and beyond.

Viewing highly recommended to fully appreciate the space, comfort, and charm this property offers.

## Ground Floor

### Entrance Hall

Storage cupboard, radiator and carpet flooring.

Stairs to the first floor.

### W.C

Side facing double glazed window, W.C, wash hand basin, part tiled splashback and a radiator.

### Living Area

14' 11" x 11' 4" ( 4.55m x 3.45m )

Front facing double glazed bay window, two ceiling lights, radiator, electric fireplace with brick surround and carpet flooring.

### Kitchen

12' 3" x 8' 6" ( 3.73m x 2.59m )

Rear facing double glazed window, spotlights, wall and base units, part tiled walls, stainless steel sink and drainer unit and space for appliances.

Arch through to the Dining Area.

### Dining Area

9' 7" x 8' 6" ( 2.92m x 2.59m )

Double glazed sliding doors to the conservatory, pendant ceiling light and a radiator.

Doors leading into the conservatory.

## Utility Room

7' 7" x 6' 4" ( 2.31m x 1.93m )

Rear facing double glazed window, ceiling light, boiler, space and plumbing for appliances and a radiator

Door to the rear.

## Conservatory

9' 10" x 9' 3" ( 3.00m x 2.82m )

Double glazed throughout and vinyl flooring.

## First Floor

### Landing

Airing cupboard, loft access and carpet flooring.

### Bedroom One

12' 8" x 12' 7" ( 3.86m x 3.84m )

Front facing double glazed window, pendant ceiling light, radiator, fitted wardrobes and carpet flooring.

### En-Suite

Front facing double glazed window, walk in shower, W.C and a towel radiator.

### Bedroom Two

12' 4" x 7' 4" ( 3.76m x 2.24m )

Rear and front facing double glazed windows, pendant ceiling light, walk in wardrobe with a sink.

### Bedroom Three

10' 7" x 9' ( 3.23m x 2.74m )

Rear facing double glazed window, pendant ceiling light, radiator and carpet flooring.

## Bedroom Four

9' 1" x 7' 2" ( 2.77m x 2.18m )

Rear facing double glazed window, pendant ceiling light, radiator, storage cupboard and carpet flooring.

## Bathroom

Side facing double glazed window, bath with shower, towel radiator, W.C, partly tiled walls and a wash hand basin.

## Outside

### Outside Front

To the front of the property is a spacious block paved driveway leading to the front door and also the garage.

### Garage

17' 8" x 8' 4" ( 5.38m x 2.54m )

Electrics.

### Outside Rear

To the rear of the property is a well-maintained garden. It is partly block paved and part laid to lawn with shrubbery surrounds. There is also side access.

## Services

All main services are connected to the property.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

To view this property please contact Connells on

**T 01905 611 411**  
**E [worcester@connells.co.uk](mailto:worcester@connells.co.uk)**

3 Foregate Street  
 WORCESTER WR1 1DB

EPC Rating: D Council Tax  
 Band: D

Tenure: Freehold

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