



Allan Morris
estate agents

 **MAYFAIR**
OFFICE GROUP

24 Stroma Avenue, St. Peter's, Worcester. WR5 3PJ

£205,000

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A modern two bedroom mid terrace house, situated in the popular St. Peter's area of Worcester.

Accommodation briefly comprises: Living Room and Kitchen. On the first floor: Two Bedrooms and Bathroom.

Outside: The property benefits from 2 allocated parking spaces, as well as the benefit of enclosed private rear garden, offering a good degree of privacy.

LOCATION:

The property can be found in the popular St. Peter's area, ideally placed for access to the M5 motorway via Junction 7 and also conveniently placed for the Worcestershire Parkway Railway Station. St. Peter's benefits from popular school catchments and is within easy reach of Worcester City centre.

Living Room / Dining Room: - 4.29m x 3.86m (14'1" x 12'8")

Kitchen: - 3.86m x 2.72m (12'8" x 8'11")

Bedroom 1: - 3.86m x 3.66m (12'8" x 12'0")

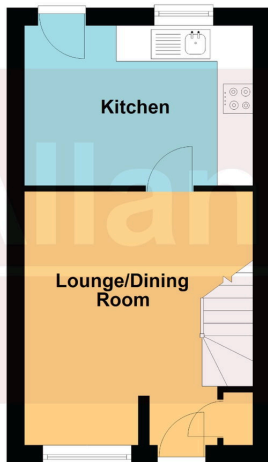
Bedroom 2: - 3.35m x 1.85m (11'0" x 6'1")

Bathroom: - 1.93m x 1.91m (6'4" x 6'3")

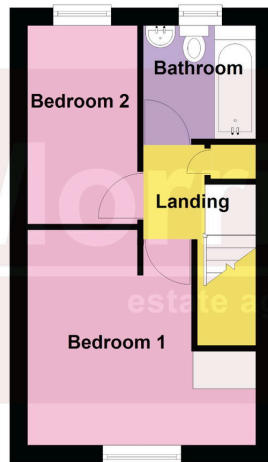




Ground Floor
Approx. 27.5 sq. metres (296.4 sq. feet)



First Floor
Approx. 27.5 sq. metres (296.4 sq. feet)



Total area: approx. 55.1 sq. metres (592.8 sq. feet)

DISCLAIMER: Floor plans shown are for general guidance only. Whilst every attempt has been made to ensure that the floorplan measurements are as accurate as possible, they are for illustrative purposes only.

- Modern mid terrace home
- Private garden
- Easy access to motorway
- NO ONWARD CHAIN
- 2 Bedrooms
- 2 Off road parking spaces
- Ideal for 1st time buyer or investment
- Council Tax Band: B



| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | 90 |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | 64 | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC | |