



**Allan Morris**  
estate agents

 **MAYFAIR**  
OFFICE GROUP

39 Jacomb Road, Lower Broadheath, Worcester. WR2 6QW

£375,000

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A beautifully presented, extended and much improved three bedroom detached bungalow, situated in a quiet location within the popular village of Lower Broadheath.

Accommodation briefly comprises: Entrance Hall, Lounge/Dining Room, extended and refitted Kitchen, three Bedrooms and stunning refitted Bathroom.

Outside: To the front is a driveway. To the side is wonderful enclosed courtyard style garden. To the rear is the main, fully enclosed garden, offering a good degree of privacy.

#### LOCATION:

The property is located in the popular village of Lower Broadheath, within 2 miles of Worcester City. The village boasts 2 Public Houses, Shop with Post Office and a Primary School, which feeds into The Chantry Secondary School.

**Lounge / Dining Room:** - 4.98m x 3.66m (16'4" x 12'0")

**Kitchen:** - 6.48m x 2.77m (21'3" x 9'1" max 7'2" min)

**Bedroom 1:** - 4.27m x 2.97m (14'0" x 9'9")

**Bedroom 2:** - 3.38m x 2.34m (11'1" x 7'8")

**Bedroom 3:** - 2.74m x 2.26m (9'0" x 7'5")

**Bathroom:** - 2.67m x 2.31m (8'9" x 7'7")





Ground Floor  
Approx. 78.3 sq. metres (842.4 sq. feet)



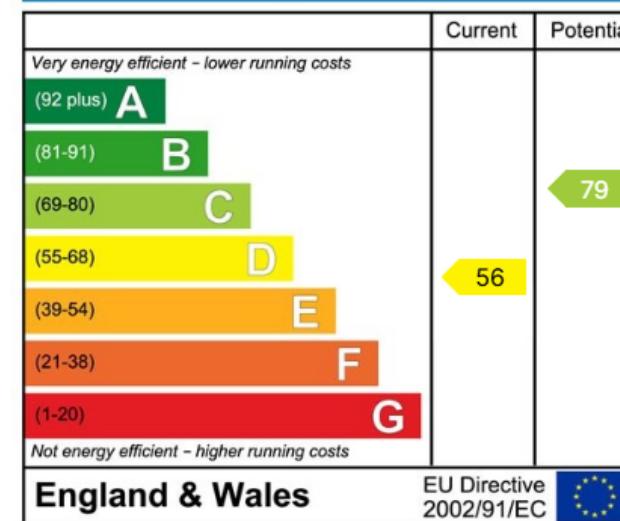
Total area: approx. 78.3 sq. metres (842.4 sq. feet)

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



- Fully refurbished bungalow
- 3 Bedrooms
- Refitted Kitchen and Bathroom
- Private driveway
- 2 Private garden spaces
- Quiet location
- Sought after village
- Council Tax Band: C

#### Energy Efficiency Rating



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