



Arden Road



Arden Road

Worcester

Offers in Region of £290,000

This three bedroom detached bungalow located within good proximity to local amenities as well as the city centre comprises of entrance hall, sitting room, kitchen, three bedrooms, WC, shower room and also a detached garage. The house is offered for sale with no onward chain.

We've Noticed

- **Three Bedrooms**
- **Detached bungalow**
- **Driveway and garage**
- **Close to amenities & within easy access of M5 and city centre**
- **No onward chain**



Entrance

Through front entrance door into hallway with doors into sitting room, dining room, kitchen, bedrooms one and two as well as WC and separate shower room.

Sitting Room

With front aspect double glazed bay window, side aspect double glazed window, radiator and gas fire.

Kitchen

With matching wall and base units with work surfaces over, sink and drainer with mixer tap over, space for oven and further under counter appliance, side aspect double glazed window and door leading to rear garden.

Bedroom

With front aspect double glazed window and radiator.

Bedroom

With rear aspect double glazed window, built-in wardrobe and radiator.

Bedroom

With rear aspect double glazed window, built-in wardrobe and radiator.

WC

With WC, radiator and rear aspect double glazed window.

Shower Room

With tiled walls and flooring, shower with shower over, pedestal wash hand basin, heated towel rail and a rear aspect double glazed window.

Outside

The front of the property is accessed via a driveway leading to garage and front of property. The rear garden is laid to lawn and patio with herbaceous borders and with fenced boundaries to sides and rear.



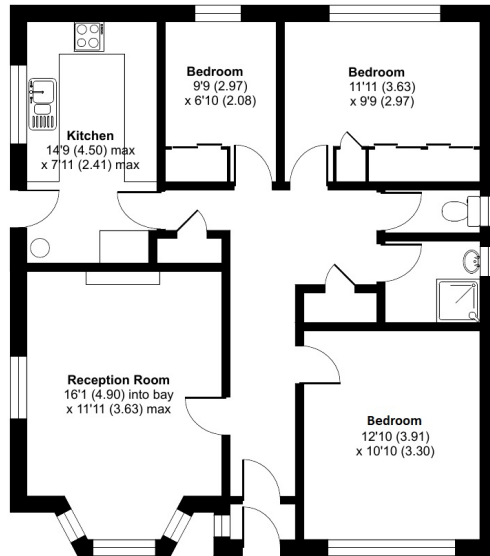
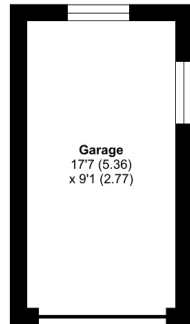
Arden Road, Worcester, WR5

Approximate Area = 868 sq ft / 80.6 sq m

Garage = 161 sq ft / 14.9 sq m

Total = 1029 sq ft / 95.5 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2023. Produced for Hills Estate Agents. REF: 1058882

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		83
(69-80)	C		
(55-68)	D	66	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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