



Longfellow Road



Longfellow Road

Worcester

Offers in Region of £350,000

Positioned within a sought after location providing great access to the city centre as well as other nearby local amenities is this well presented three bedroom link-detached family home. The property comprises of sitting room, kitchen/diner, rear reception room, utility, downstairs WC and store. To the first floor are three bedrooms and family bathroom. Outside there is a driveway providing ample parking for three vehicles and Southerly facing rear garden. A viewing is highly advised!

We've Noticed

- **Link-Detached family home**
- **Three bedrooms**
- **Popular Location**
- **Driveway & rear garden**
- **Must be viewed!**
- **Solar Panels (owned by residents)**



Entrance

Through front entrance door in hallway with stairs to first floor and door to sitting room.

Sitting Room

With front aspect double glazed window, vertical radiator and opening into kitchen/diner.

Kitchen/Diner

With space for dining table, matching wall and base units with work surfaces over, built-in oven and gas hob with cooker hood over, stainless steel sink and drainer with mixer tap over, built-in fridge/freezer as well as dishwasher, opening and rear aspect window into rear reception room, door into utility.

Rear Reception Room

An additional reception room to the rear making an amazing sun room with large double glazed window and door opening to garden as well as Velux windows.

Utility Room

With unit work surface, stainless steel sink and drainer, space and plumbing for washing machine with further space for tumble dryer, built-in storage, door into store, WC and further door to rear garden.

Store/Workshop

With door to front of property.

WC

With rear aspect double glazed window, WC, wash hand basin and radiator

First Floor Landing

With side aspect double glazed window, doors into bedrooms one, two, three and bathroom.

Bedroom 1

With front aspect double glazed window, radiator, built-in storage and door to ensuite shower room.

Ensuite Shower Room

With vanity wash hand basin, WC, heated towel rail and shower.

Bedroom 2

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

Bedroom 3

With front aspect double glazed window and radiator.

Bathroom

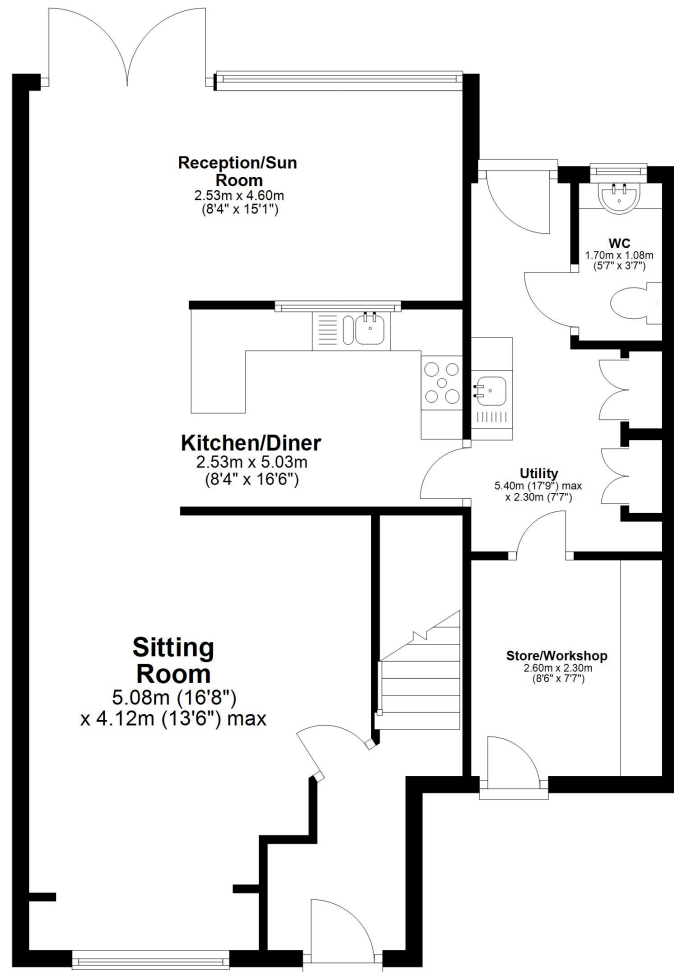
With rear aspect double glazed window, WC, wash hand basin, heated towel rail and bath with shower over.

Outside

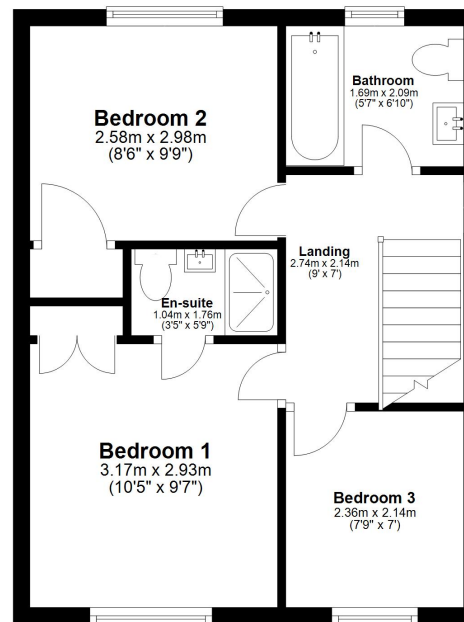
The front of the property is approached via a good size driveway leading to entrance door. To the rear is a South facing garden laid to a mixture of lawn and patio with fenced boundaries to sides and rear.



Ground Floor



First Floor



| Energy Efficiency Rating | | |
|---|---------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92+) | A | 89 |
| (81-91) | B | |
| (69-80) | C | 80 |
| (55-68) | D | |
| (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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