



2 BED HOUSE - SEMI-DETACHED MASONS DRIVE, WORCESTER

- 2 Bedrooms
- WR4
- Garage
- Off Road Parking
- Rear Garden
- Double Glazing
- Kitchen/Diner
- Gas Central Heating
- EPC: d67

Description

Two bedroom end terraced property offered with no onward chain in WR4. The property comprises of hallway, lounge, kitchen/diner, two bedrooms and bathroom. The property further benefits from generous parking, garage and rear garden. The house is ideally located in WR4 with great links to Junction 6 of the M5, Worcester Royal Hospital and Worcester City centre. Potential Rental income of £800pcm offering a gross yield of 4.8%.

Entrance Hall

Stairs to first floor, door to lounge, ceiling light point.

Lounge

4.29m x 3.10m (14'1" x 10'2")
UPVC double glazed window to front aspect, radiator, ceiling light point.

Kitchen Diner

4.06m x 2.44m (13'4" x 8'0")
UPVC double glazed windows to rear aspect, range of eye level and base storage units with work surfaces over, stainless steel sink drainer unit, gas oven, plumbing for washing machine, part tiled walls, radiator, ceiling light point, door to side aspect.

Bedroom One

3.86m x 4.06m (12'8" x 13'4")
UPVC double glazed window to front aspect, radiator, ceiling light point.

Bedroom Two

2.13m x 2.77m (7'0" x 9'1")
UPVC double glazed window to rear aspect, radiator, ceiling light point.

Bathroom

UPVC double glazed window to rear aspect, panelled bath with shower over, wash hand basin with mixer tap over, low level W.C., radiator, ceiling light point.

Front Of Property

Block paved driveway leading to garage at the side of property via gate, lawn to one side.

Garage

Single garage with up and over door.

Rear Of Property

Laid to lawn and patio, shrub beds, enclosed by brick walling and timber panel fencing.

Directions

From The Property Centre turn right onto Tolladine Road. Take the first left into Ambleside Drive. Proceed to the roundabout and turn left into Brickfields Road. Proceed for some time taking the last turning right before the railway bridge into Blackpole Road. Take the fourth turning into Masons Drive.

Tenure - Freehold

Date Particulars Created 29.03.21

Agents Note

Should your offer be accepted in line with The Money Laundering Regulations 2007 we are duty bound to carry out due diligence on all of our clients to confirm their identity. Rather than traditional methods in which you would have to produce multiple utility bills and a photographic ID we use an electronic verification system. This system allows us to verify you from basic details using electronic data, however it is not a credit check of any kind so will have no effect on you or your credit history. You understand that we will undertake a search with Experian for the purposes of verifying your identity. To do so Experian may check the details you supply against any particulars on any database (public or otherwise) to which they have access. They may also use your details in the future to assist other companies for verification purposes. A record of the search will be retained.

Property Price:

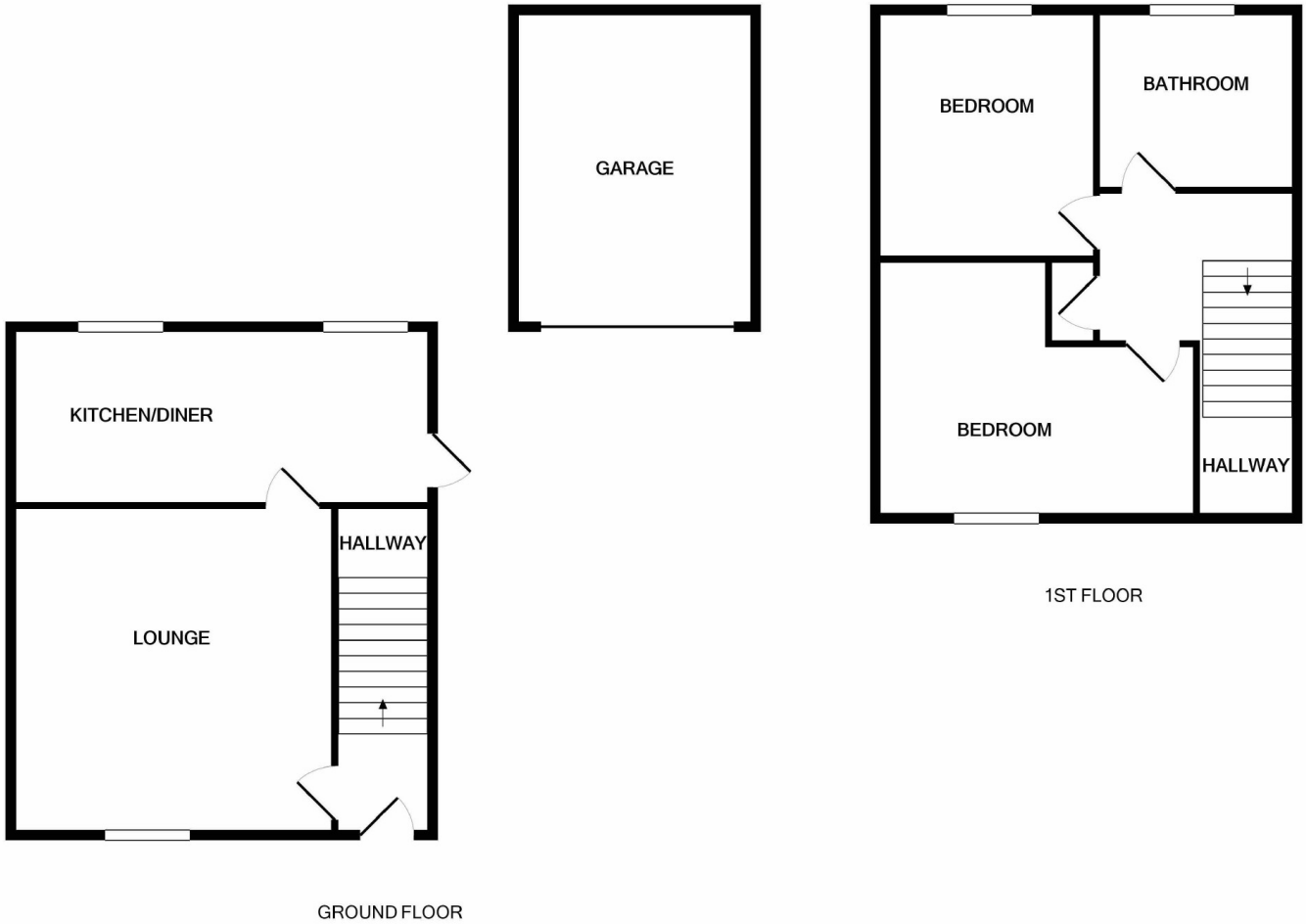
Offers Around £200,000



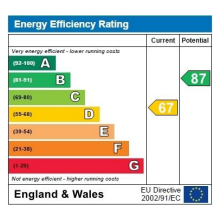
THE PROPERTY CENTRE
THE AGENT PEOPLE RECOMMEND

01905 22222





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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RESIDENTIAL LETTINGS – AGENTS NOTE: Please note that following the introduction of the Tenant Fee Ban on 1 June 2019, most fees previously paid by tenants have now been waived. However, some charges remain. Further details can be found at www.thepropertycentres.co.uk/lettings/lettings-service/tenant-fees-

VIEWING BY PRIOR APPOINTMENT VIA THE PROPERTY CENTRE ON 01905 2222

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