



Worcester Road, Malvern

£575,000
Guide Price



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247-249 Worcester Road, Malvern, WR14 1SY

A sizable multi unit block, terraced and positioned within the heart of Malvern Link, consisting of a commercial unit and six mixed apartments that offer a prime rental opportunity, scope to improve and will be fully let at an annual income of £49,320.

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Property Location

Malvern Link was the key site of the Romano-British pottery industry that produced Severn Valley Ware and is separated from Great Malvern by the Link Common protected by the Malvern Hills Conservators. Malvern Link is an established residential location and is home to the renowned Morgan Motor Company manufacturer of luxury sports cars and Chance Brothers the remaining factory of what was once the largest manufacturer of glassware in the UK. It has excellent bus; rail and road networking with a railway station conveniently situated on the Worcester Road the A449.

Directions - proceed along Worcester Road towards The Malvern Hills into the very heart of Malvern Link where the property can be found on right hand side.

Property Details

247-249 Worcester Road is a sizable mixed use premises known as a Multi Unit Block that enjoys a prime rental and centralised location within the heart of Malvern Link. Consisting of an extremely well marinated commercial unit that is being used as superb Café, and six mixed residential apartments. The building is split in the three sections, the commercial holds the front ground floor on Worcester Road fronting central Malvern Link, 247 Worcester Road holds a the rear right hand side that forms three apartments and 249 Worcester Road holds the rear left hand side of that forms three apartments.

Current Rents

The Café £15,000PA

Flat 1, 247 Worcester Road £650PCM

Flat 2, 247 Worcester Road £425PCM

Flat 3, 247 Worcester Road £395PCM

Flat 1, 249 Worcester Road £450PCM

Flat 2, 249 Worcester Road £515PCM

Flat 3, 249 Worcester Road £425PCM

Total £41,520.00PA

THE CAFE

ENTRANCE HALL 9' 8" x 8' 0" (2.95m x 2.44m)

RECEPTION AREA 12' 9" x 19' 1" (3.89m x 5.82m)

MAIN SEATING AREA 13' 9" x 17' 2" (4.19m x 5.23m)

SNUG 13' 11" x 9' 4" (4.24m x 2.84m)

WC 8' 2" x 4' 1" (2.49m x 1.24m)

TILL AREA 11' 1" x 7' 6" (3.38m x 2.29m)

KITCHEN 10' 6" x 12' 0" (3.2m x 3.66m)

UTILITY AREA ONE 5' 5" x 6' 10" (1.65m x 2.08m)

UTILITY AREA TWO 2' 5" x 6' 9" (0.74m x 2.06m)

STORE ROOM 10' 1" x 8' 0" (3.07m x 2.44m)

FLAT 1, 247

KITCHEN/DINER 11' 7" x 13' 0" (3.53m x 3.96m)

MASTER BEDROOM 10' 0" x 13' 4" (3.05m x 4.06m)

BEDROOM TWO 10' 0" x 8' 2" (3.05m x 2.49m)

SHOWER ROOM 5' 3" x 5' 5" (1.6m x 1.65m)

ENSUITE 4' 0" x 7' 4" (1.22m x 2.24m)

LOUNGE 13' 11" x 9' 4" (4.24m x 2.84m)

FLAT 2, 247

ENTRANCE HALL

WC

KITCHEN 8' 10" x 9' 11" (2.69m x 3.02m)

BEDROOM 8' 11" x 6' 5" (2.72m x 1.96m)

SHOWER ROOM 2' 4" x 4' 9" (0.71m x 1.45m)

LOUNGE 12' 10" x 9' 6" (3.91m x 2.9m)

FLAT 3, 247

LOUNGE/KITCHEN/DINER 22' 1" x 9' 2" (6.73m x 2.79m)

BEDROOM 9' 8" x 8' 3" (2.95m x 2.51m)

SHOWER ROOM 4' 6" x 6' 5" (1.37m x 1.96m)

FLAT 1, 249

PORCH

ENTRANCE HALL

SHOWER ROOM 5' 5" x 5' 10" (1.65m x 1.78m)

KITCHEN 7' 7" x 9' 8" (2.31m x 2.95m)

LOUNGE 12' 8" x 9' 8" (3.86m x 2.95m)

BEDROOM 10' 3" x 9' 9" (3.12m x 2.97m)

FLAT 2, 249

ENTRANCE HALL

SHOWER ROOM 3' 4" x 10' 5" (1.02m x 3.18m)

KITCHEN 9' 11" x 8' 6" (3.02m x 2.59m)

LOUNGE 13' 7" x 9' 1" (4.14m x 2.77m)

BEDROOM 11' 8" x 10' 0" (3.56m x 3.05m)

FLAT 3, 249

ENTRANCE HALL

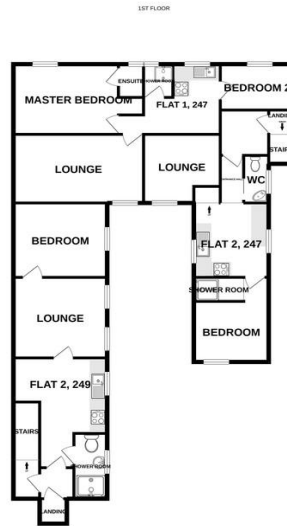
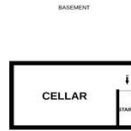
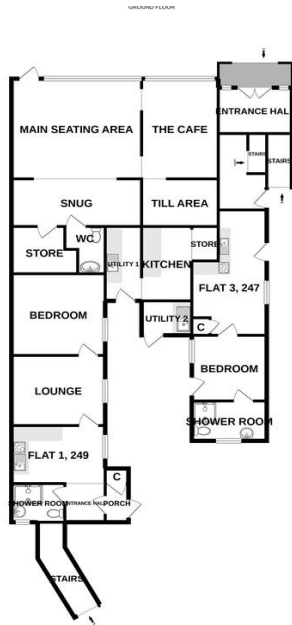
BATHROOM 3' 7" x 8' 10" (1.09m x 2.69m)

BEDROOM 10' 4" x 8' 11" (3.15m x 2.72m)

LOUNGE 9' 11" x 13' 7" (3.02m x 4.14m)

KITCHEN 6' 7" x 9' 10" (2.01m x 3m)

UTILITY ROOM 4' 8" x 7' 8" (1.42m x 2.34m)



Whilst every attempt has been made to ensure the accuracy of the floorplan 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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