

**Oak View, Crown
East**

WORCESTER

Guide Price

£275,000



3 Bedroom Semi-Detached House

Features.

- SEMI DETACHED COTTAGE
- THREE BEDROOMS & TWO BATHROOMS
- KITCHEN & BREAKFAST AREA
- LOUNGE & DINING ROOM
- PART CONVERTED GARAGE
- CATCMEN T FOR CHANTRY HIGH SCHOOL
- VIEWING IS RECOMMEN DED

Description.

Summary: A deceptive cottage in a very desired location and in catchment for Chantry High School. Offering good space and potential. Kitchen with opening breakfast space. Formal dining room, lounge, and bathroom. Three bedrooms and en suite to main bedroom. Gardens, garage, and parking.

Room Dimensions.

Description: Access is gained via entrance hall with stairs to first floor accommodation. Dining room window to front aspect. Kitchen with base and eye level work units and roll top work surface. Kitchen opens into breakfast area. Downstairs bathroom. Lounge with patio doors out on the garden and storage cupboard. To the first floor are three bedrooms and en suite to main bedroom. The property benefits from oil heating, double glazing, gardens, garage, and parking.

Outside: Access is gained from patio doors in lounge or through garage. Patio area leading to lawned garden. Enclosed by panelled fencing with hedging. Oil tank is found in the garden and fenced off. Doors into garage which is currently a family room but can be easily converted back into garage by taking stud wall down. To the front is parking for two cars and access to garage with up and over door.

Location: situated on the outskirts of Lower Broadheath and Rushwick. Catchment for Chantry High School and Lower Broadheath Primary School. Located just a few miles from the centre of Worcester where you will find numerous bars, restaurants, and high



street shopping. This village setting has plenty of local amenities to offer, including a family run farm shop, a pre-school and primary school. There is a local village pub, a village Post office and shop in Lower Broadheath.

Dining Room: 14' 11" x 11' 5" (4.56m x 3.48m) max

Kitchen: 11' 5" x 7' 10" (3.49m x 2.40m)

Bathroom: 11' 5" x 5' 5" (3.48m x 1.66m) max

Lounge: 11' 8" x 16' 4" (3.57m x 4.98m) max

Office: 14' 6" x 8' 2" (4.44m x 2.50m)

Garage: 8' 11" x 6' 8" (2.73m x 2.04m) max

Stairs To First Floor Landing

Master Bedroom: 14' 11" x 15' 8" (4.56m x 4.78m) max

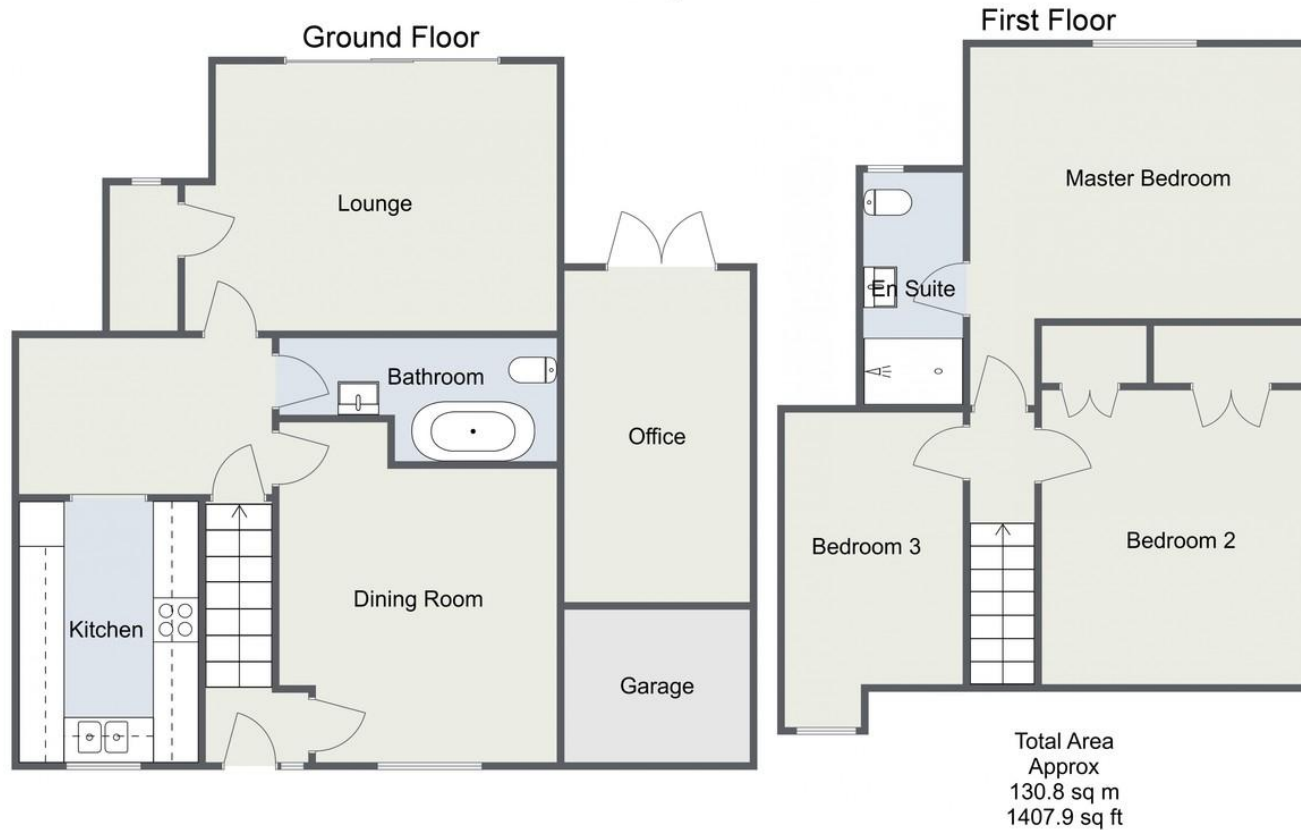
En Suite: 10' 2" x 4' 4" (3.12 m x 1.33m)

Bedroom Two: 11' 5" x 12' 11" (3.49m x 3.94m)

Bedroom Three: 13' 8" x 7' 9" (4.17m x 2.38m) max



Crown East, Rushwick



For illustrative purposes only. Decorative finishes, fixtures & fittings do not represent the current state of the property. Measurements are approximate & not to scale. Floor Plans made using RoomSketcher.

EPC: TBC

COUNCIL TAX BAND: B

TENURE: Freehold

For more information on this house or to arrange a viewing please call the Worcester office on:

01905 958290

Alternatively, you can scan below to view all of the details of this property online.



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