

# Sanders & Sanders

ESTATE AGENTS

## MOORFIELD COURT ALCESTER WARWICKSHIRE



Enjoying delightful views of Alcester tennis club and small park to the front elevation and located a stone's throw away from the town centre high street. Having a secure gated shared vehicular access and being offered with no upward chain. The contemporary style accommodation comprises: Kitchen, generously sized lounge, small rear conservatory, WC, two bedrooms, bathroom, shared rear walkways and allocated parking space for one car.

EPC rating - C.

**£255,000**

Burton House, High Street, Alcester, Warwickshire, B49 5AB.  
Tel: 01789 766771 E-mail: [alcester@sanders-sanders.co.uk](mailto:alcester@sanders-sanders.co.uk)

Web: [www.sanders-sanders.co.uk](http://www.sanders-sanders.co.uk)

# 3 Moorfield Court, Moorfield Road, Alcester, Warwickshire, B49 5DL

## Kitchen

4.04m (13'3") x 2.02m (6'7")



## Conservatory

2.46m (8'1") x 1.80m (5'11")



## Lounge/Diner

5.03m (16'6") x 3.78m (12'5")



## WC

2.02m (6'7") x 0.89m (2'11")





### **Bedroom One**

**4.04m (13'3") x 2.88m (9'5")**



### **Bathroom**

**2.26m (7'5") x 1.81m (5'11")**



### **Bedroom Two**

**2.92m (9'7") x 2.67m (8'9")**



### **Rear of Property**



### **Parking Area for Residents**



**One allocated parking space for number Three.**

View to Front over Tennis Club

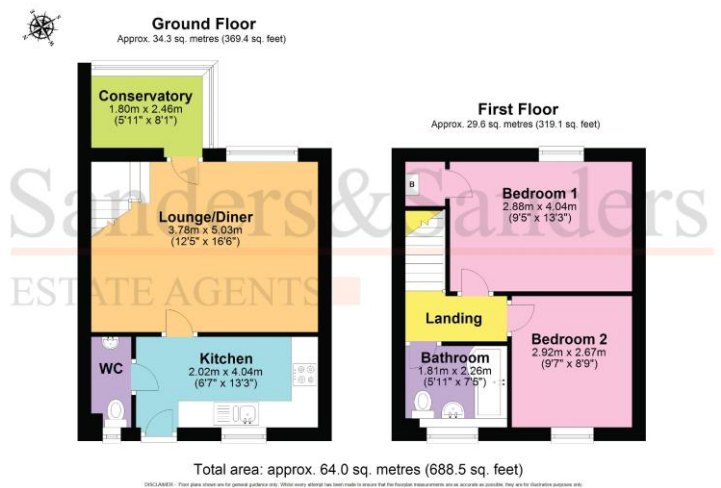


Fixtures & Fittings

**Please note that the fixtures & fittings shown on the photographs, contained within these property details, do not form part of a fixtures & fittings list. Some items may/may not be included. You are advised to clarify what items are included before entering into any negotiations.**

Floor Plans & Property Details  
Disclaimer

**These plans are for identification purposes only in relation to where one room is situated to another. They are not to be relied upon in any way for dimensions, scaling or sq. ft/metres. We will not be held responsible for any loss incurred, due to reliance on these measurements from the floor plans or measurements from the property details. You are advised to confirm all measurements.**



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