



**Plot 2, Baldwin Court, Worcester | £155,000**  
One Bedroom Ground Floor New Build Apartment

**Features:**

- High Specification
- WIFI Underfloor Controlled Heating
- Allocated Parking
- Contemporary Oak Composite Internal Doors
- Range of Integrated Appliances
- Fantastic Location

**Summary:**

An exclusive development brought to you by Matthews City & Country Estates which include six luxury one bedroom apartments and an additional one bedroom bungalow with private garden. All plots are finished to a high specification to include. WIFI controlled underfloor heating, oak composite interior doors and a range of built in appliances. Situated close to all local amenities with easy access into town with the added benefit of each having an allocated parking space.

**Description:**

A luxury ground floor apartment with its own private entrance and allocated parking. This stylish new property offers generous space with an excellent finish. In brief the property comprises, private entrance, open plan living/kitchen space, double bedroom and bathroom. The property benefits from having WIFI controlled underfloor heating, double glazing with bay window to living area, some built in kitchen appliances and oak interior composite doors. Completion estimated to be for Christmas.

**Outside:**

Outside the property benefits from having an allocated parking space.

**Location:**

Baldwin Court is a new development situated by St Georges Lane which is conveniently located close to amenities such as shops, doctor's surgery and Gheluvelt Park. There are several bus stops which can take you right into city where you have everything the City has to offer. There are also canal walks nearby as well as Perdiswell Leisure Centre

Rooms:

**Entrance Hall****Open Plan Kitchen/Living Area:****Master Bedroom:****Bathroom:****Agent Note:**

Please note the measurements are a guide only as they are being built off plan so they cannot be held responsible if this changes.

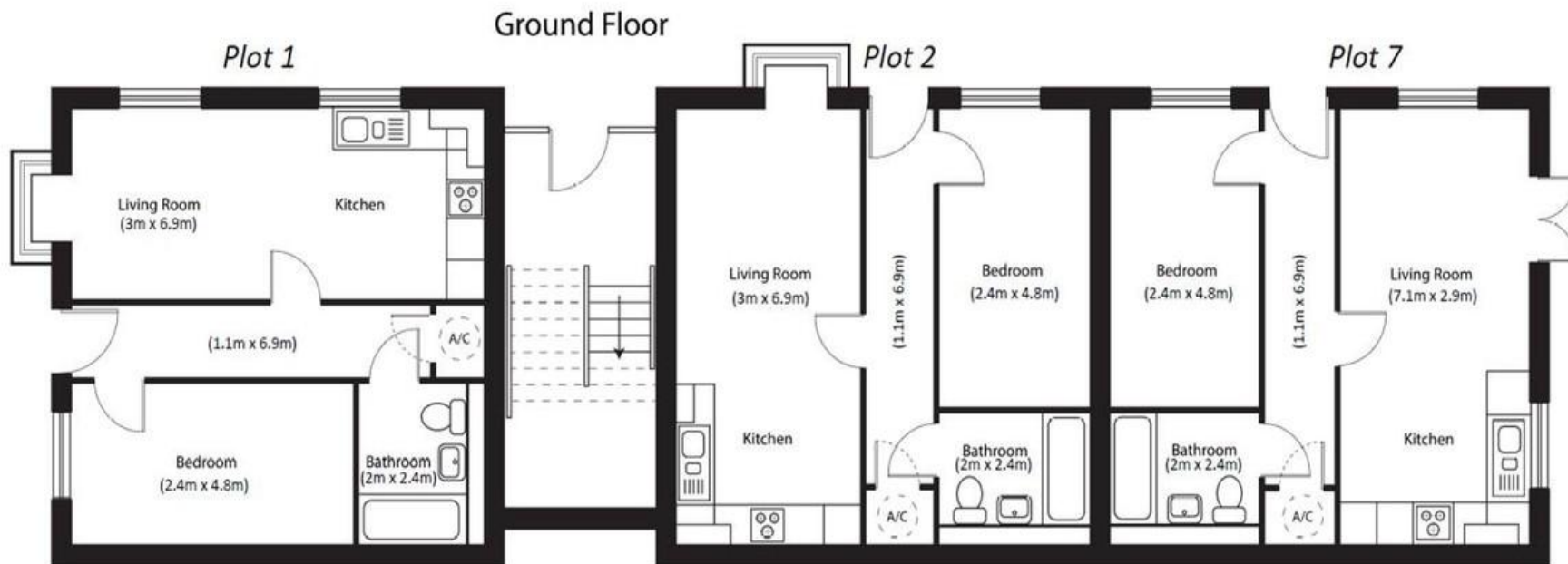
**EPC:** Predicted B

**Council Tax Band:**

**Tenure:** Leasehold

For more information on Baldwin Court or to arrange a viewing, please call the Worcester Office on 01905 958290





**Please read the following:** These particulars are for general guidance only and are based on information supplied and approved by the seller. Complete accuracy cannot be guaranteed and may be subject to errors and/or omissions. They do not constitute a contract or part of a contract in any way. We are not surveyors or conveyancing experts therefore we cannot and do not comment on the condition, issues relating to title or other legal issues that may affect this property. Interested parties should employ their own professionals to make enquiries before carrying out any transactional decisions. Photographs are provided for illustrative purposes only and the items shown in these are not necessarily included in the sale, unless specifically stated. The mention of any fixtures, fittings and/or appliances does not imply that they are in full efficient working order and they have not been tested. All dimensions are approximate. We are not liable for any loss arising from the use of these details.

