



Orchard Way, Callow End, Worcester, WR2 4UL

£337,000

Ref: 26775954

This charming three-bedroom detached bungalow is nestled in the heart of the idyllic village of Callow End, near Worcester. Surrounded by picturesque countryside, this home is perfect for those seeking a peaceful and relaxing lifestyle.

Telephone: 01905 616330
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37 Droitwich Road, Worcester, WR3 7LG

 **Shelton & Lines**
ESTATE AGENTS

Gallery



Property Description

Local amenities, such as the village shop, public houses, award-winning hotel and restaurant, and scenic riverside walks, are all within easy reach. Plus, the convenience of having a school nearby makes this home an ideal choice for families.

Inside, the property is beautifully presented and offers a spacious and comfortable living space. The entrance hall leads to a cozy sitting room and a bright and airy dining room, perfect for entertaining friends and family. The well-equipped kitchen is perfect for whipping up delicious meals, while the three bedrooms provide ample space for the family.

Outside, the property boasts front and rear gardens, perfect for enjoying the fresh country air and relaxing in privacy. The extensive driveway parking, and garage provide ample space for multiple vehicles, making this a practical and convenient home for modern living.

Council Tax Band D - Malvern Hills

Entrance Hall

Sitting Room - 17' 0" Max 14'4 Min x 11' 5" Max 9'9 Min (5.18m Max 4.37m Min x 3.48m Max 2.97m Min))

Dining Room - 9' 2" x 8' 5" (2.79m x 2.57m)

Kitchen/Breakfast Room - 12' 8" x 8' 8" (3.86m x 2.64m)

Bedroom 1 - 11' 3" x 10' 8" (3.43m x 3.25m)

Bedroom 2 - 8' 9" x 10' 8" (2.67m x 3.25m)

Bedroom 3 - 8' 3" x 8' 1" (2.51m x 2.46m)

Bathroom

Garage

Agents Note - Please note that a Buyers Fee of £480 including VAT is payable at the point of an offer being accepted to Shelton & Lines – for terms and conditions please see Shelton & Lines website under the Sales Tab and "Buyer's Info" page.

General Information - Whilst we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property. Accordingly, if there is any point which is of particular importance to you please contact the office and we will be pleased to check the position for you, especially if you are travelling some distance to view the property. **FIXTURES AND FITTINGS** All items not specifically mentioned within these details are to be excluded from the sale. Any mention of services/appliances within these details does not imply they are in full and efficient working order and no testing has been done by the Agent.

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FloorPlans

