



# Fleetwood Avenue, Powick, Worcester, WR2 4PY

Ref: 26979504

Offers Over

## £380,000

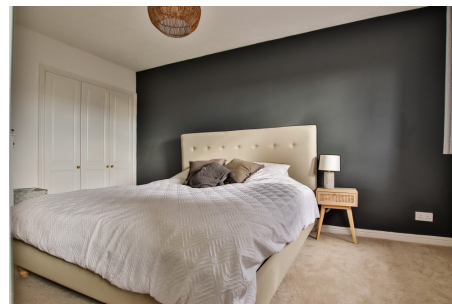
The property has recently undergone extensive renovations to create an open-plan living space that allows the whole family to be together. The light-filled living area comprises a lounge, dining area and a modern kitchen. The dining area has patio doors that open onto the rear garden. On the ground floor, there is a modern cloakroom and an integral door that leads to the garage.

Telephone: 01905 616330  
Email: [info@sheltonandlines.co.uk](mailto:info@sheltonandlines.co.uk)  
37 Droitwich Road, Worcester, WR3 7LG

 **Shelton & Lines**  
ESTATE AGENTS



# Gallery



# Property Description

This four-bedroom detached family home is located in the beautiful village of Powick.

Upstairs, there are four bedrooms, with the main bedroom featuring an en-suite bathroom, and a family bathroom. The front of the property has off-road parking, with access to the garage, and the low-maintenance rear garden benefits from an artificial lawn.

Council Tax Band E - Malvern Hills

## Entrance Hall

**'L' Shaped Open Plan Living Area** - 25' 7" max x 21' 8" max (7.80m max x 6.60m max)

## Cloakroom

**Bedroom 1 with Ensuite** - 14' 6" x 11' 5" (4.42m x 3.48m)

**Bedroom 2** - 10' 8" x 9' 2" (3.25m x 2.79m)

**Bedroom 3** - 9' 2" x 9' 0" (2.79m x 2.74m)

**Bedroom 4** - 8' 4" x 7' 0" (2.54m x 2.13m)

## Family Bathroom

## Integral 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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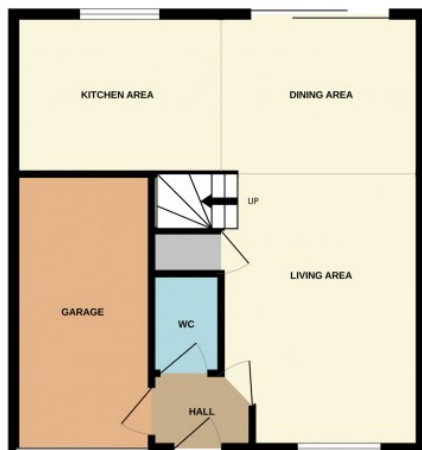
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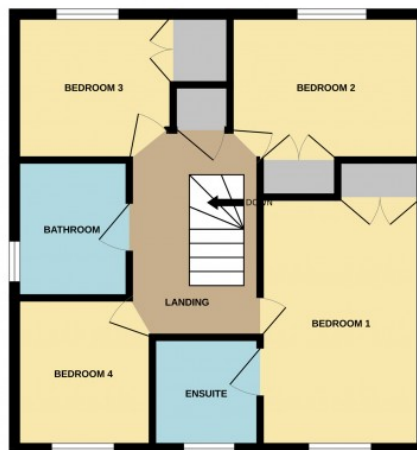


# FloorPlans

GROUND FLOOR



1ST FLOOR



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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