



Old Northwick Lane, Northwick, Worcester, WR3 7NB

£425,000

Ref: 27090917

The property requires some cosmetic work internally, but this should not detract from the potential of this beautiful family home. The living room is located at the front of the property and extends up to 21 feet in length, while the kitchen and dining area are located at the rear of the property with French doors leading to the garden.

Telephone: 01905 616330
Email: info@sheltonandlines.co.uk
37 Droitwich Road, Worcester, WR3 7LG

 **Shelton & Lines**
ESTATE AGENTS

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Property Description

Located in a peaceful lane in the heart of Northwick, this spacious detached bungalow was built in 1987.

There are four bedrooms, a family bathroom, and a separate shower room.

The front of the property has a garden area and a driveway leading to the garage located at the rear of the property. The rear garden is private and could be a tranquil retreat.

Council Tax Band F - Worcester Council

Entrance Hall

Living Room - 21' 8" max x 13' 0" (6.60m max x 3.96m)

Kitchen Area - 17' 5" x 8' 4" (5.31m x 2.54m)

Dining Area - 13' 2" x 9' 5" (4.01m x 2.87m)

Bedroom 1 - 14' 5" x 10' 9" min (4.39m x 3.28m min)

Bedroom 2 - 10' 11" x 9' 8" (3.33m x 2.95m)

Bedroom 3 - 10' 0" x 7' 7" (3.05m x 2.31m)

Bedroom 4 - 10' 0" x 7' 0" (3.05m x 2.13m)

Family Bathroom

Shower Room

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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