



The Nurseries
Droitwich Road | Martin Hussingtree | Worcestershire | WR3 8TE

FINE & COUNTRY

THE NURSERIES

The Nurseries is a quasi-development/commercial opportunity. The property itself is a substantial four bedroom detached bungalow with west facing gardens and picturesque views. In addition, there are glass houses (former aquatic centre) and generous parking.



Ground Floor

- Entrance porch
- Hallway
- Snug
- Open plan kitchen/dining room
- Utility
- Pantry
- Sitting Room
- Bathroom
- Main bedroom
- Bedroom Two
- Shower room with toilet and sink





Seller Insight

“Situated in the pretty rural hamlet of Martin Hussingtree is The Nurseries, a fantastic property that incorporates not only a lovely family home and large mature garden, but also substantial business premises. “Many years before I bought the property, I’d visited on numerous occasions as I did business with the previous owner, and every time I came I’d admire the place as it was the type of property that I’d been looking for for quite some time,” says Tony. “So when the chap who owned it told me he was retiring and asked if I’d like to rent the place from him I absolutely jumped at the chance, and fifteen years later, back in 2011, I was finally able to buy it and I must say it’s been the most wonderful place to live for the past twenty-five years.”

“This is the ideal live/work property, with a really lovely family home that’s nicely set away from the business side of things. Within the grounds we have a garden centre-style greenhouse, a display yard, a sales yard and parking for around twenty-seven cars. The bungalow itself is spacious and bright, and it has a lovely big garden that backs onto arable farmland. It was a bit of a wilderness when we came here, but it’s since been cleared and the space opened up, and it’s now a very soothing and extremely private place to spend our downtime.”

“One of the many things that attracted me to the property was its potential to be just about anything. As I said before, it’s a great place to run a business from, but it also has the potential to be transformed into a large family home with a tremendous amount of outside space. The bungalow is a bit of a blank canvass, as is the garden, so both could be greatly enhanced and you could take down the greenhouse, landscape the yards and car park and it could be absolutely amazing.”

“The ‘red room’ is my favourite. It’s a little sitting room with a fireplace that creates a really cosy atmosphere. It’s currently festooned with decorations so it looks like a magical Christmas grotto.”

“Martin Hussingtree is a little unspoilt hamlet so it’s very peaceful here and the surroundings are incredibly picturesque. However, it’s not a place where I’ve ever felt isolated. It’s just a mile from Droitwich and a fifteen-minute drive from Worcester so everything we need is close at hand.”

“One of the standout features of the property is without doubt this gorgeous setting. We can step out of the front door and walk for miles through beautiful countryside. In fact, it’s so peaceful and picturesque that it’s often hard to believe we’re only four miles from a bustling city centre.”

“Putting this place on the market has been one of the hardest decisions I’ve ever had to make, but it’s time to make the move and for someone else to really make it their own,” says Tony. “It’s the setting that I think I’ll miss the most. The utter peace and quiet, the stunning surroundings and the fantastic sense of privacy that the property has given us. It’s a real gem of a place.”

*These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.











First Floor

- Bedroom Three
 - Bedroom Four
 - Storage
-





Outside

- West facing gardens with picturesque views and a pond
 - Glass houses (former aquatic centre)
 - Garage
 - Generous parking
-













LOCATION

The Nurseries occupies a strategic location on Droitwich Road, lying less than 2 miles from Droitwich Spa, 1.4 miles from Fernhill Heath and 4.2 miles from Worcester.

Martin Hussingtree sits to the west of the A38, a mile north of Fernhill Heath, which benefits from village shops, a public house and popular primary School. The headquarters of The West Mercia Police Force at Hindlip Hall is also a little over a mile away.

Droitwich Spa provides a range of shopping, including Waitrose, as well as a full range of commercial and professional amenities. This historic town, with a history based on the salt trade stretching back to Roman occupation, is characterised by its historic High Street, vibrant community, and The Chateau Impney Hotel.

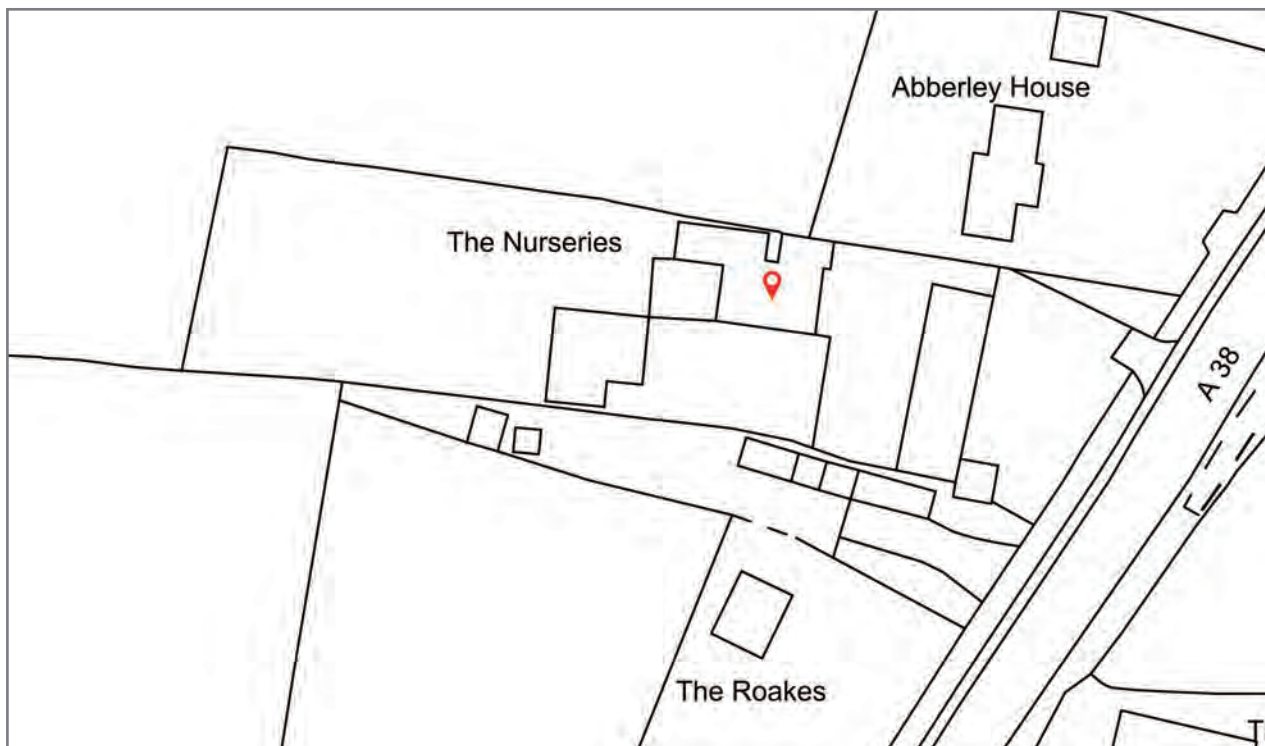
The Cathedral City and County Town of Worcester is increasingly recognised as a University Town. Worcester is a thriving regional centre, straddling the River Severn, and offering a wealth of recreational amenities with its picturesque County Cricket Ground, Racecourse, Premiership Rugby Club and Rowing.

Worcestershire Parkway Railway Station, situated to the east of Worcester, off Junction 7 of the M5, is intended to increase the capacity to London as well as reduce journey times. This has a significant impact on Worcestershire's accessibility to the capital and other regional centres.



If education is a priority, the area is exceptionally well served in both the maintained and independent sector. Local primary schooling may be found at Fernhill Heath with secondary schooling at both Droitwich and Worcester. Worcester is recognised for both The King's Schools (including the King's St.Albans and King's Hawford Schools) and Royal Grammar Schools (including The Grange Junior School at Fernhill Heath). Schooling within the county at both Malvern (Malvern College and Malvern St James) and Bromsgrove (Bromsgrove School) are also readily accessible from Martin Hussingtree.

For days out and recreation, The Nurseries is well placed for ready access to the North Cotswolds and Broadway, as well as Stratford-upon-Avon, Great Malvern and The Malvern Hills, and Ludlow.



Services

Mains electricity, water and drainage. Oil fired central heating.

Tenure

Freehold

Local Authority

Wychavon District Council
Council Tax Band E

Viewing Arrangements

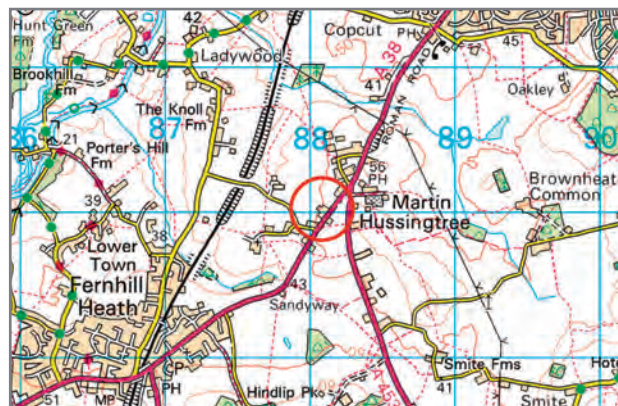
Strictly via the vendors sole agents Fine & Country on 01905 678111.

Website

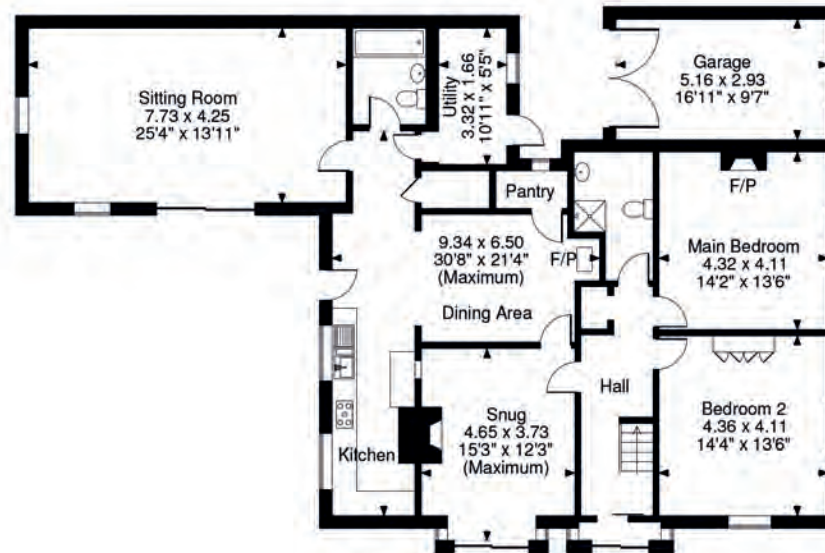
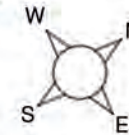
For more information visit www.fineandcountry.com

Opening Hours

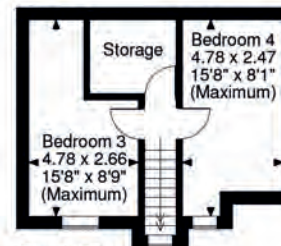
Monday to Friday	9.00 am - 5.30 pm
Saturday	9.00 am - 1.00 pm



The Nurseries, Droitwich Road, Martin Hussingtree, Worcester
Approximate Gross Internal Area
Main House = 1941 Sq Ft/180 Sq M
Garage = 163 Sq Ft/15 Sq M

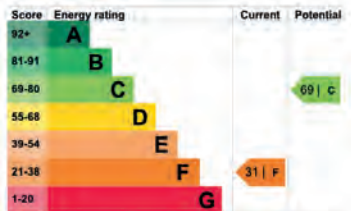


Ground Floor



First Floor

Aquatic Centre/
Greenhouse
25.90 x 8.25
85'0" x 27'1"



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.
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HALINA DAY

Fine & Country Droitwich Spa
T: 01905 678111 | M: 07920 857 582
email: halina.day@fineandcountry.com



RICHARD HARPER

Fine & Country Droitwich Spa
T: 01905 678111 | M: 07801 734 216
richard.harper@fineandcountry.com

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“Halina and Richard were thoroughly professional and brought a difficult sales process to a successful conclusion. Halina and Richards combined energy and experience work extremely well and we would recommend them for any future house transaction.”



FINE & COUNTRY

Fine & Country is a global network of estate agencies specialising in the marketing, sale and rental of luxury residential property. With offices in the UK, Australia, Egypt, France, Hungary, Italy, Malta, Namibia, Portugal, Russia, South Africa, Spain, The Channel Islands, UAE, USA and West Africa we combine the widespread exposure of the international marketplace with the local expertise and knowledge of carefully selected independent property professionals.

Fine & Country appreciates the most exclusive properties require a more compelling, sophisticated and intelligent presentation - leading to a common, yet uniquely exercised and successful strategy emphasising the lifestyle qualities of the property.

This unique approach to luxury homes marketing delivers high quality, intelligent and creative concepts for property promotion combined with the latest technology and marketing techniques.

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Fine & Country
Tel: +44 (0)1905 678111
droitwich@fineandcountry.com
12 Victoria Square, Droitwich Spa, Worcestershire WR9 8DS

