



2 Westminster Road, Malvern, WR14 4ES

£1,350 Per Month

A beautifully presented detached cottage in quiet location in Malvern Wells with easy access for walks on the Malvern Hills and surrounding countryside. The property is available to let part furnished or unfurnished. The accommodation comprises; entrance hall, dining kitchen with log burner, lounge, two double bedrooms and family bathroom (bathroom will be newly fitted and will include- WC, wash hand basin and walk in shower. The property further benefits from gas fired central heating and an enclosed patio garden to the front. Council tax band D. EPC rating E. Deposit £1557. Holding deposit £311. Available mid February 2026.



Camellia Cottage, 2, Westminster Road, Malvern, WR14 4ES

Information

TENANT FEES & TENANCY INFORMATION

HOLDING DEPOSIT: A refundable* holding fee equivalent to one week's rent (£311) is payable in advance in order to reserve the property. The holding fee will be deducted from the first month's rent payment.

*Conditions apply

DEPOSIT: A deposit of £1557 (equivalent 5 weeks rent) will be required as security against damage or arrears of rent.

RENT: £1350 Per calendar month.

FURNISHINGS: The property is offered to let part furnished or unfurnished

RESTRICTIONS: Non-smokers only. Landlord would consider pets

APPLICATION: You must complete an application form and online referencing form. This must be completed and returned promptly. Photographic ID (passport) and a current proof of address will be required by all applicants

The property will remain on the market until satisfactory referencing has been received from our referencing company.

Allan Morris & Ashton Ltd is a member of Propertymark Client Money Protection Scheme and is also a member of The Property Ombudsman redress scheme. Further information available on the agent's website



EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus)	A	88
(81-91)	B	
(69-80)	C	
(55-68)	D	
(38-54)	E	51
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Material Information Report



Allan Morris
estate agents

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