Allan Morris
estate agents

3/3a Worcester Road,
Great Malvern
WR14 4QY
01684 561411



7 Redwing Close, Malvern, WR14 1UN

£430,000

Settled in this idyllic cul de sac location, a three bedroomed single storey home, full of character and offering versatile accommodation. In brief, the accommodation comprises: hallway, living room, dining room, three bathrooms, breakfast kitchen, wet room, utility room, boiler cupboard and store room. Sitting down a good sized driveway which is beautifully planted a brick paved area leads to the detached garage. The rear garden is private, has lawned areas, three good sized wooden sheds, further storage space attached to the garage, patio area and planting, plus a cultivateable section and fish pond. Offered in a NO CHAIN SALE SITUATION, we strongly recommend viewing to appreciate what is on offer with this house.







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MAYFAIR OFFICE GROUP

7, Redwing Close, Malvern, WR14 1UN











ENTRANCE
Approached through double wooden gates and driveway to the front door, opening into:

HALLWAY
Three radiators, power points, access to the loft space, walk-in cupboard with shelving and the Worcester boiler central heating boiler, door to walk-in store room with two obscure glass windows and shelving.

LIVING ROOM
Front aspect double glazed windows, two radiators, feature fireplace with polished stone back and hearth and wooden surround, built-in cupboard housing the fuse board, three matching wall lights.

DINING ROOM
Rear facing double glazed window, radiator, double doors to built-in wall-to-ceiling airing cupboard with radiator.

BREAKFAST KITCHEN
Rear facing double glazed window, matching range of wall and base units, Rangemaster double oven with five burner gas hob and griddle plate with cooker hood over, integral fridge, integral dishwasher, inset sink unit, radiator and shelving.

UTILITY ROOM
Utility Room - Rear and side facing double glazed windows, sink unit with cupboards below and window counter space for a washing machine, double glazed rear door and double glazed side panel to the garden.

BEDROOM ONE
Twin rear facing double glazed windows, radiator, wardrobe unit with hanging rails, shelving, drawers and mirror, shelving.

BEDROOM TWO
A second double with a front facing double glazed window and radiator.

BEDROOM THREE
Another double bedroom with front facing double glazed window, radiator and shelving.

WET ROOM
Recently re-fitted with Mira shower, close coupled WC, hand basin on vanity unit with shelf over, illuminated mirror and ladder style towel rail, radiator, built-in cupboard with shelving, two front facing obscure double glazed windows, extractor unit.

OUTSIDE
Fenced to all sides with a shrub border across the rear, three large wooden sheds, brick built fish pond, screened storage area, covered passageway to side of the garage, patio areas and cultivatable beds, lawned area with covered archway to further area of garden.
To the front of the property is the driveway with double wooden gates, beautifully stocked wide shrub and flower borders, an inset pebbled area creating a seating space and raised beds.
The driveway opens up to a generous brick paved frontage immediately in front of the home and leading to the detached garage.

DETACHED GARAGE
With double opening doors, side window, power and light.

DIRECTIONS
From the Allan Morris office in Great Malvern, proceed in the direction of Worcester. At the traffic lights at Link Top, bear left and proceed along Newtown Road, which becomes Leigh Sinton Road. A short distace after the lights at Malvern Vale, pass Westward Road on the left and take the next left into Halfkey Road. After the left hand turn into Beverley Way, bear left into Hospital Road. Redwing Close can be found on the left hand side, with number 7 being at the head of the cul de sac.
For more information, or to arrange a viewing, please telephone us on 01684 561411.

what3words

AGENT'S NOTE
New Gas and Electricity meters have just been fitted in the property.











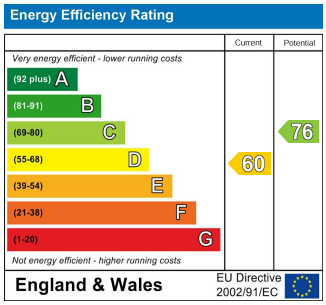
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TENURE: We understand the property to be Freehold but this point should be confirmed by your solicitor.

FIXTURES AND FITTINGS: Only those items referred to in these particulars are included in the sale price. Other items, such as carpets and curtains, may be available by separate arrangement

SERVICES: Mains gas, mains electricity, water and drainage are connected. Please note that we have not tested any services or appliances and their inclusion in these particulars should not be taken as a warranty.



OUTGOINGS: Local Council: Malvern Hills District Council (01684 862151); at the time of marketing the Council Tax Band is: D

MAKING AN OFFER: At the point of making an offer, intending purchasers will be required to produce two pieces of identification for each individual, as well as proof of how they intend to purchase the property. This is required to comply with the Money Laundering, Terrorist Financing and Transfer of Funds Regulations 2017. More information or guidance can be made available upon request.

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