

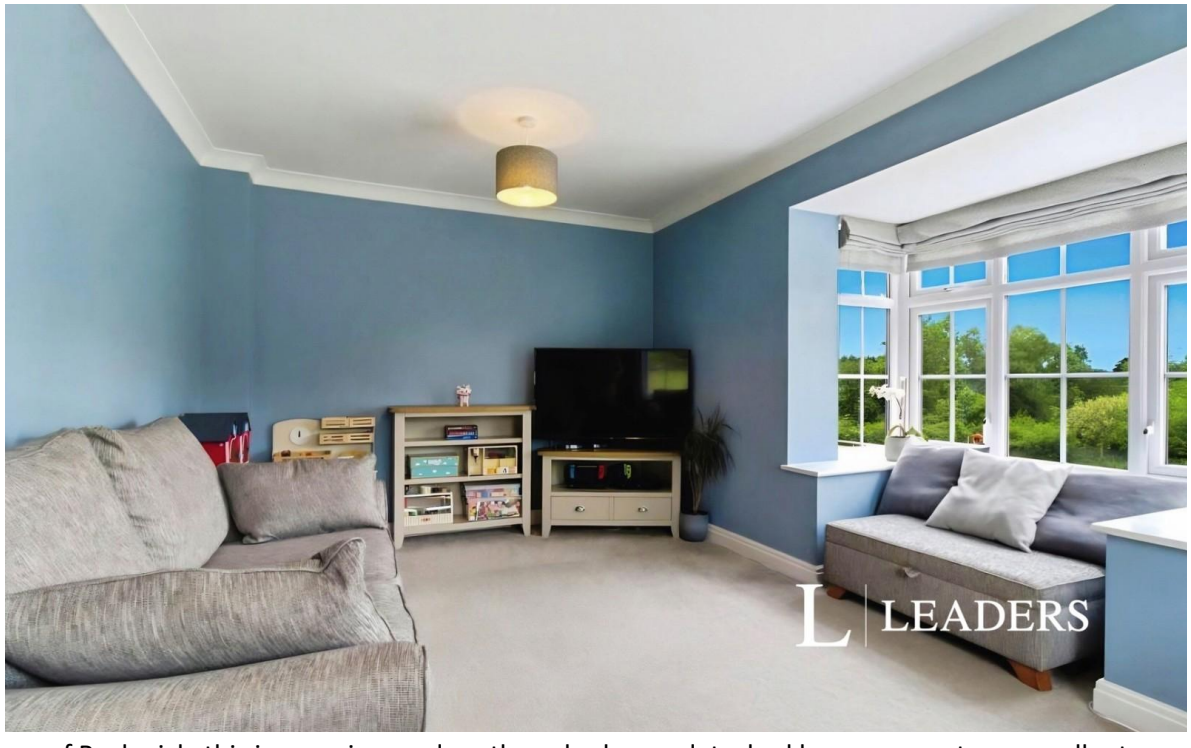
Asking Price £375,000 | Freehold

Mere Close, Rushwick, Worcester, WR2 5TY

LEADERS

Key Features & Description

- Modern three-bedroom detached house
- Prime village position
- Impressive EPC rating of B
- Solar panels
- South-facing rear garden
- Contemporary kitchen/diner
- Living room with attractive views
- Principal bedroom with en-suite
- Modern family bathroom
- Ground-floor WC
- Garage
- Driveway providing off-road parking
- Freehold
- Approximately 2.5 years remaining on the **NHBC guarantee**



Offered to the market in a prime position within the highly sought-after village of Rushwick, this impressive modern three-bedroom detached home presents an excellent opportunity for buyers seeking contemporary living, energy efficiency and a desirable village lifestyle.

The property benefits from an impressive EPC rating of B, further enhanced by the addition of solar panels, helping to improve energy efficiency and reduce household running costs. The thoughtfully designed accommodation has been arranged to maximise natural light and take full advantage of the property's attractive outlook.

Upon entering, the welcoming entrance hall provides access to the principal ground-floor accommodation and includes a useful cloakroom/WC. The generously proportioned living room enjoys stunning views, creating a bright and inviting space in which to relax.

To the rear of the property is a stylish contemporary kitchen/diner, designed with modern family living and entertaining in mind. The room benefits from excellent natural light and opens directly onto the south-facing rear garden, providing an ideal setting for outdoor dining and enjoying the sunshine throughout the day.

Upstairs, the principal bedroom is a particularly attractive feature, benefiting from its own modern en-suite shower room. There are two further well-proportioned bedrooms, both served by a stylish and contemporary family bathroom.

Externally, the property continues to impress, with a south-facing rear garden, driveway providing off-road parking, and a garage, offering valuable additional storage and parking provision.

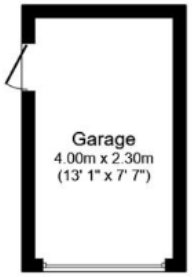
Book your viewing today to appreciate all this property has to offer.


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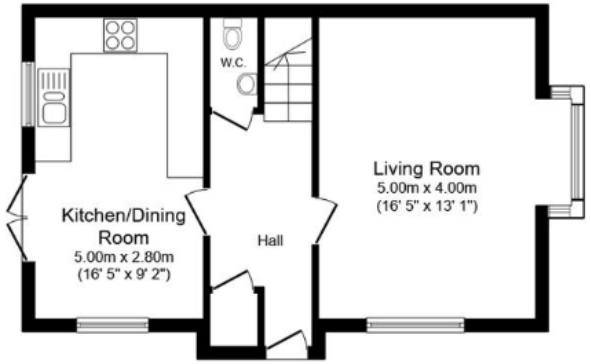

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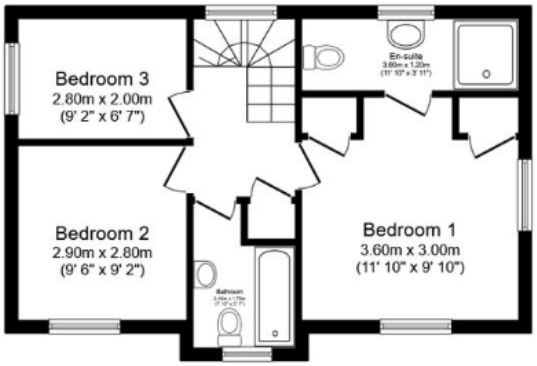

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Garage



Ground Floor



First Floor

Total floor area: 97.2 sq.m. (1,046 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Important Notice

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. The copyright of all details, photographs and floorplans remain exclusive to Leaders.

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