



Allan Morris
estate agents

Christina Close, Kempsey,
Worcester.

4 Christina Close, Kempsey, Worcester.

WR5 3QX

Features

- 2 Bedrooms
- Semi detached
- Quiet location
- Sunny aspect
- Single Garage
- NO ONWARD CHAIN

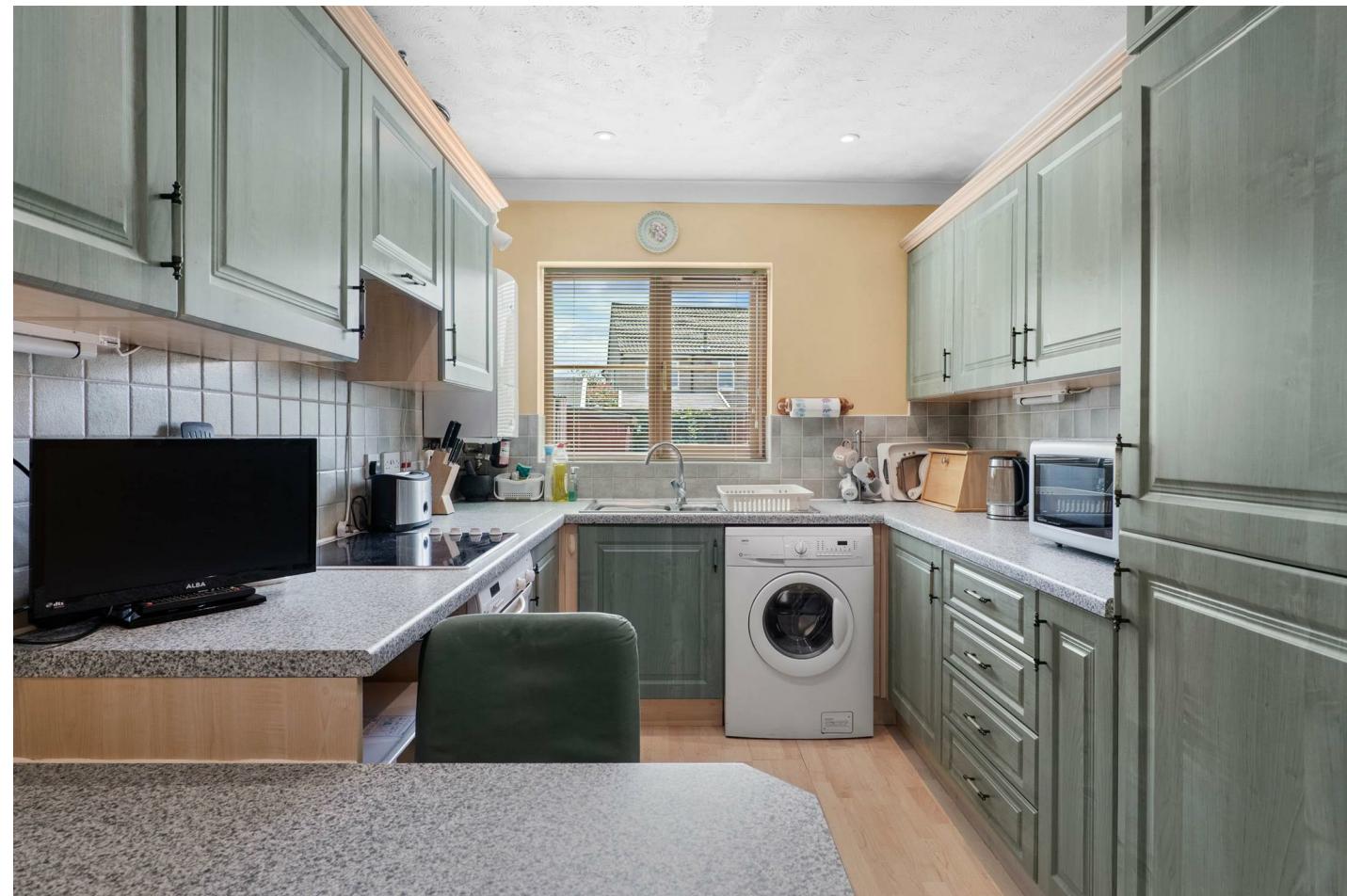
A two bedroom semi detached bungalow, tucked away in this quiet corner of the cul-de-sac in the heart of the popular village of Kempsey.

Accommodation briefly comprises: Kitchen, Living Room/Dining Room, good size Master Bedroom, 2nd Bedroom and refitted Bathroom.

Outside: To the front is a foregarden, as well as 2 off road parking spaces and en-bloc single Garage with remote roller door and electric supply. 1. In addition to the single garage and driveway in front of the property with space for 2 vehicles there are two designated visitor spaces (for use by numbers 4,5,&6). To the rear the garden is of particular note with patio sun terrace, hard standing for a shed and lawn, hedge and shrub borders, as well as view of St. Mary's Church.

LOCATION:

The property is located in the highly popular village of Kempsey, offering a wide range of amenities to include several Public Houses, a popular primary School, Convenience Store and Doctor's Surgery, as well as being excellently placed for access back to Worcester City, motorway links via Junction 7 of the M5 and the Worcestershire Parkway Railway Station.





Directions:

From Worcester City centre proceed out along the A38, in the direction of Tewkesbury. Continue straight on over the 1st island and straight on over the 2nd island, signposted for Kempsey. Continue into the village of Kempsey, turn right into Church Street and then right again into Christina Close. Follow the road around to the left, where number 4 can be found on the left hand side.

WAM 7080

Useful Information:

Tenure: Freehold

EPC Rating: C

Council Tax Band: C

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Ground Floor

Approx. 71.0 sq. metres (764.4 sq. feet)



Total area: approx. 71.0 sq. metres (764.4 sq. feet)

DISCLAIMER - Floor plans shown are for general guidance only. Whilst every attempt has been made to ensure that the floorplan measurements are as accurate as possible, they are for illustrative purposes only.

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. **MEASUREMENTS:** Our quoted room sizes are approximate and intended for general guidance, you are particularly advised to verify all the dimensions carefully. **FIXTURES AND FITTINGS:** All items not specifically mentioned within these details are to be excluded from the sale. **SERVICES:** Any mention of services/appliances within these details does not imply they are in full and efficient working order. We have not tested these, or any equipment in the property. Allan Morris Worcestershire will not be liable, in negligence or otherwise, for any loss arising from the use of these particulars.

Floorplan Measurements:

SITTING ROOM:
16'7" x 11'1"

KITCHEN:
14'8" x 8'2"

BEDROOM 1:
16'5" x 10'2"

BEDROOM 2:
10'8" x 9'1"

BATHROOM:
5'11" x 5'6"

Contact us:

Address:
32 Sidbury, Worcester, WR1 2HZ