

# Allan Morris

estate agents

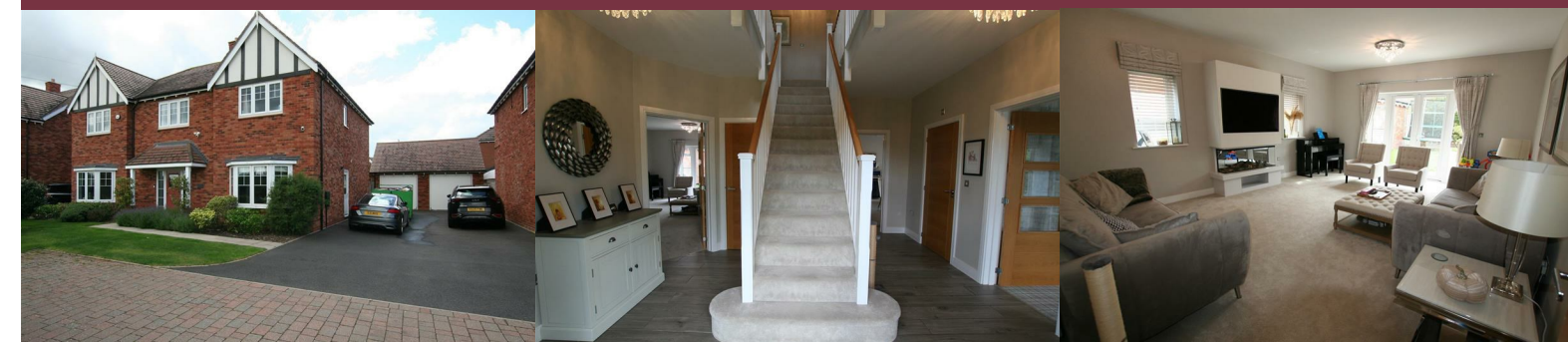


**NEW**

Details Approved  
 Signed .....  
 Print .....  
 Date .....

## Coalbrookdale Road, Bevere, Worcester

An outstanding modern detached executive home, situated in Bevere having excellent access to the M5 and the City Centre. The accommodation comprises: large entrance hall with tiled flooring, 2 storage cupboards and a cloakroom. The sitting room has French doors to the garden and a feature fireplace. The TV room has a bay window to the front. The study/playroom also has a bay window to the front. The Kitchen/Dining family room has



£3,000 PER MONTH

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24, Coalbrookdale Road, Bevere, Worcester, WR3 7WJ

*All measurements are approximate. Accommodation in more detail comprises:*

- Sitting Room 20'0" by 15'1"
- TV room 12'5" by 11'1"
- Study/playroom 12'5" by 8'10"
- Cloakroom 5'10" by 4'7"
- Kitchen dining family room 23'11" by 15'5"
- Utility room 7'2" by 5'10"
- Bedroom 1 15'8" by 11'5"
- Dressing room 12'5" by 3'11"
- Ensuite 9'2" by 8'2"
- Bedroom 2 15'1" max by 12'5"
- Ensuite 7'10" by 4'7"
- Bedroom 3 14'5" by 8'10"
- Bedroom 4 14'5" by 8'10"
- Bedroom 5 12'5" by 8'6"
- Bathroom 9'10" by 6'6"



**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. TENURE: We understand the property is offered for sale FREEHOLD. 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.

**ROUTE TO THE PROPERTY:**