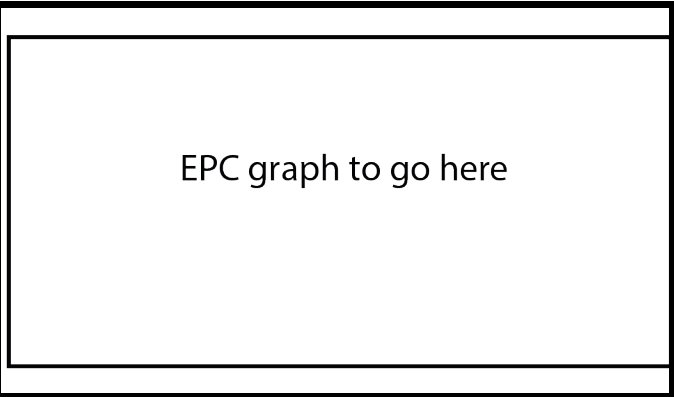
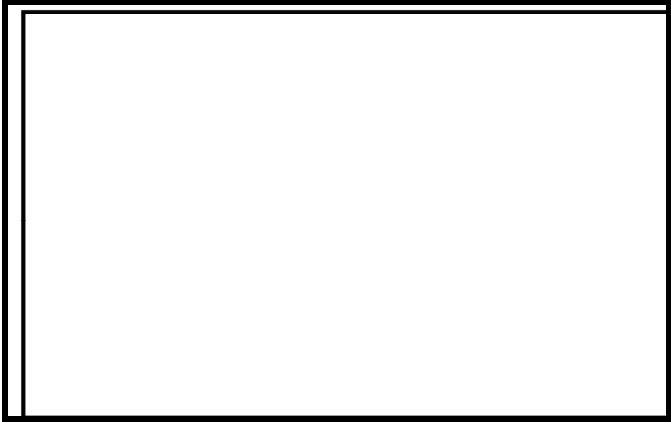
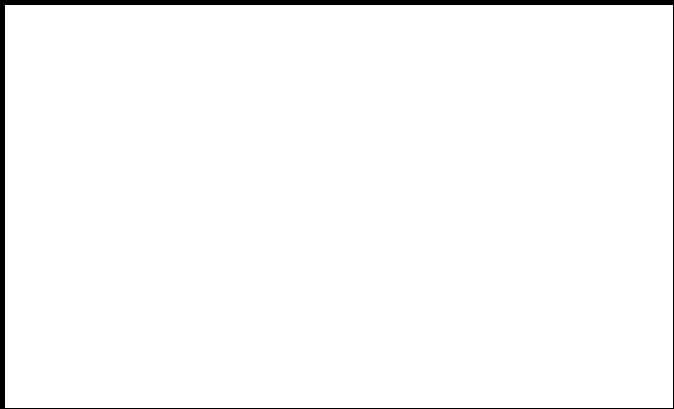
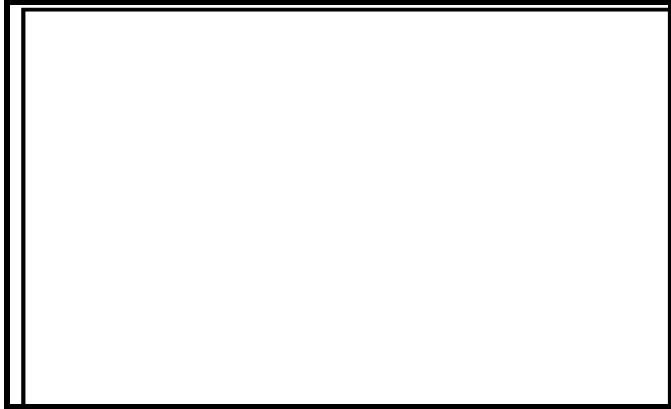
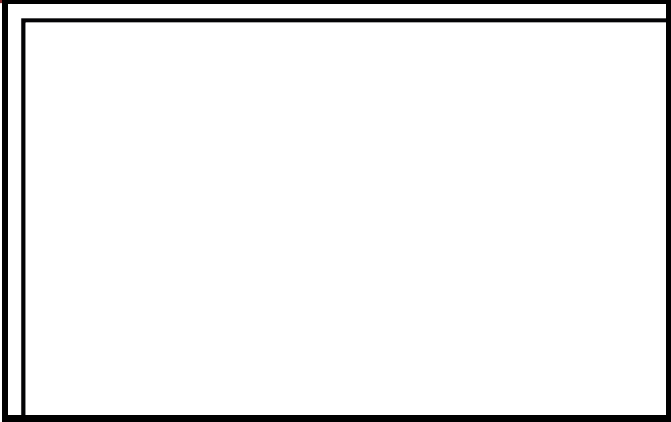




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Allan Morris

estate agents



Elmfield Gardens, Worcester

A ground floor maisonette situated on the edge of Battenhall, providing easy access to the town and to the M5. The accommodation comprises:- entrance hall, lounge/diner, modern kitchen with electric oven and hob, an integral fridge and a washing machine. There is a modern bathroom with shower over the bath and 2 double bedrooms. The property benefits from UPVC double glazing, electric heating and is a Band A for Council Tax. EPC: D

£850 PCM

41, Elmfield Gardens, Worcester, WR5 2HF

All measurements are approximate. Accommodation in more detail comprises:

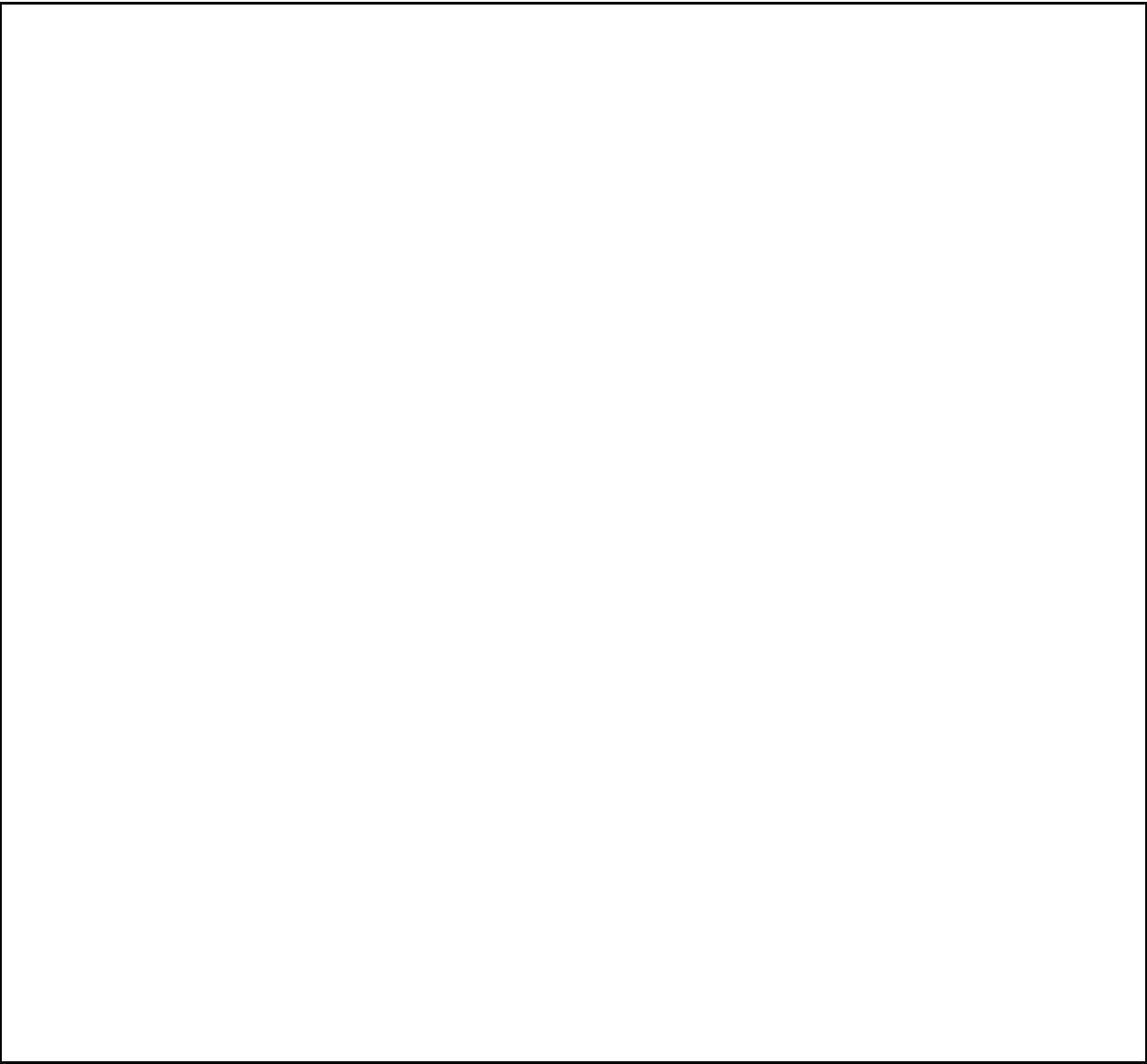
Lounge 17'0" x 14'5"

Kitchen 8'6" by 7'2"

Bathroom 9'2" x 3'11"

Bedroom 1 12'5" x 10'5"

Bedroom 2 9'6" x 7'6"



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: