



Allan Morris
estate agents

 **MAYFAIR**
OFFICE GROUP

3 St. John's Close, Claines, Worcester, WR3 7PT
£325,000

3 1 1



A three bedroom detached family home offering scope for modernisation and with huge potential to extend if required. Situated in a quiet location within the highly sought after Claines area of Worcester. NO ONWARD CHAIN

Accommodation comprising: Entrance Hall, Downstairs Cloakroom, Living Room, Kitchen/Diner, Conservatory. On the first floor: Three Bedrooms, Family Bathroom

OUTSIDE:

To the front: Lawned front garden with driveway and access to single garage. To the rear: Pleasant rear garden enjoying a good degree of privacy.

LOCATION:

The property is located in the sought after Claines area of Worcester, offering excellent local schooling, wide range of amenities, easy access into Worcester City and major transport links.

Living Room - 4.44m x 3.76m (14'7" x 12'4" max)

Kitchen/Diner - 4.83m x 3.07m (15'10" x 10'1")

Conservatory - 4.44m x 2.87m (14'7" x 9'5")

Bedroom 1 - 4.42m x 2.74m (14'6" x 9'0")

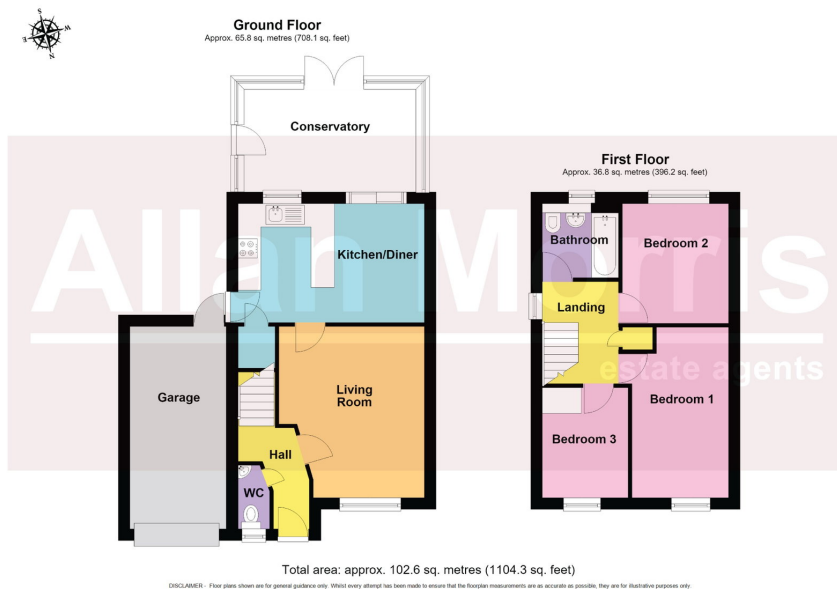
Bedroom 2 - 3.1m x 2.74m (10'2" x 9'0")

Bedroom 3 - 2.84m x 2.24m (9'4" x 7'4")

Bathroom - 1.98m x 1.93m (6'6" x 6'4")

Garage - 5.26m x 2.51m (17'3" x 8'3")





- Detached family home
- 3 Bedrooms
- Kitchen/Diner
- Single Garage
- Enclosed rear garden
- Scope for extension (Subject to Planning Permission)
- Highly sought after location
- Popular school catchment
- Easy access to motorway
- NO ONWARD CHAIN

