



Allan Morris
estate agents

 **MAYFAIR**
OFFICE GROUP

Apartment 43, Austin Court, 2 Mill Street, Diglis, Worcester. WR1 2BX

£425,000

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A wonderful opportunity to acquire a most spacious three bedroom luxury Penthouse Apartment, located within easy walking distance of Worcester City centre, as well as glorious riverside walks.

Accommodation briefly comprises: Entrance Hall with Utility Cupboard, most generous open-plan Living/Dining/Kitchen Area with vaulted ceiling, Master Bedroom with walk-in wardrobe and En-Suite Shower Room, two further double Bedrooms and Bathroom.

Outside: The property benefits from private under cover secure parking space, bicycle store, as well as use of communal gardens.

LOCATION:

The Apartment is within easy walking distance to the city centre, offering a wide range of shops, cafes, public houses and restaurants, as well as Theatre, Museums, County Cricket Ground and Worcester Racecourse. The city also boasts 2 Railway Stations, with mainline rail links to Birmingham and London.

Open-plan Lounge/Diner/Kitchen: - 8.25m x 6.12m (27'1" max 21'8" min x 20'1")

Bedroom 1: - 3.86m x 2.97m (12'8" x 9'9")

Dressing Room: - 2.29m x 1.7m (7'6" x 5'7")

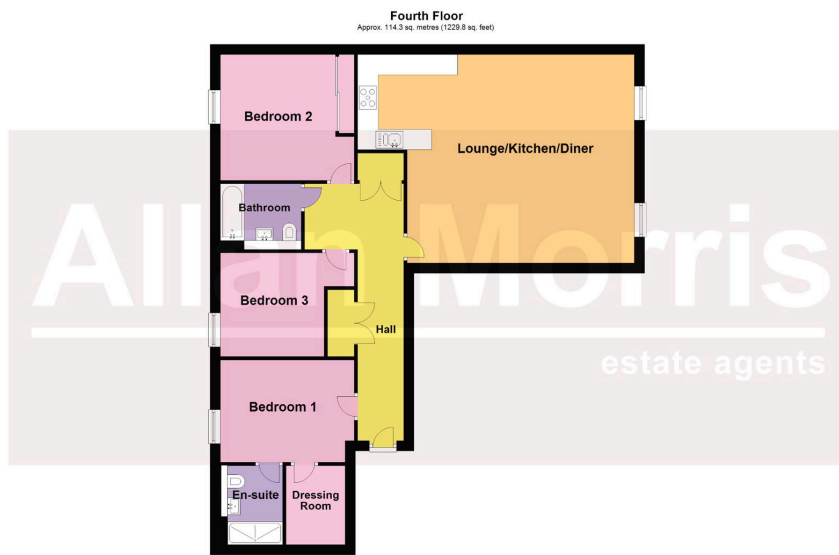
En-Suite: - 2.29m x 1.57m (7'6" x 5'2")

Bedroom 2: - 3.73m x 3.48m (12'3" max 10'0" min x 11'5")

Bedroom 3: - 3.86m x 3.05m (12'8" max 9'5" min x 10'0")

Bathroom: - 2.34m x 1.68m (7'8" x 5'6")





Total area: approx. 114.3 sq. metres (1229.8 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.

- Stunning spacious Penthouse Apartment
- Accommodation totalling approx. 1,229 sq.ft.
- Building equipped with lifts to all floors
- Secure under cover parking space & bicycle store
- 3 Double Bedrooms
- Stunning views towards Worcester Cathedral
- Private communal garden
- Ideal location for city centre

