



Allan Morris
estate agents

 **MAYFAIR**
OFFICE GROUP

123 High Street, Pershore, Worcestershire. WR10 1EQ
Offers Over £550,000

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A most characterful Grade II Listed three bedroom Georgian family home further benefiting from newly converted 1 bedroom coach house/Annexe , situated in the heart of the market town of Pershore.

Accommodation comprising: Entrance Hall, spacious Living Room, Kitchen/Diner. On the first floor: Master Bedroom and Family Bathroom. On the second floor: Two further Bedrooms and a Shower Room.

Outside: To the front is a delightful foregarden. To the rear is charming private gardens, charming newly converted 1 bedroom coach house/Annexe, double Garage with a flexible room to the side, suitable for several uses and a private driveway.

LOCATION: The property is located in the popular Georgian market town of Pershore. The town offers excellent amenities to include shops, pubs, cafes and restaurants as well as enjoying a popular school catchment. Pershore offers easy access to transport links with Pershore Station benefiting from direct rail links to London and with the M5 motorway also within easy reach.

Living Room - 6.38m x 4.44m (20'11" max x 14'7" max)

Kitchen/Diner - 5.77m x 4.55m (18'11" x 14'11")

Bedroom 1 - 4.44m x 3.61m (14'7" x 11'10")

Bathroom - 3.96m x 2.67m (13'0" x 8'9")

Bedroom 2 - 4.39m x 3.61m (14'5" x 11'10")

Bedroom 3 - 3.96m x 2.67m (13'0" x 8'9")

Shower Room - 3.61m x 1.78m (11'10" x 5'10")

Summer House/Bar/Office/Gym - 4.22m x 5.51m (13'10" x 18'1")





- 3 bedroom Grade II Listed period family home
- Spacious living accommodation
- 2 Bathrooms
- Stunning private gardens
- Newly converted 1 bedroom coach house/annexe
- Double garage and driveway
- Independent bar/office/gym
- Close to town centre
- Easy access to railway station
- Council Tax Band C

