



5 Shirley Close

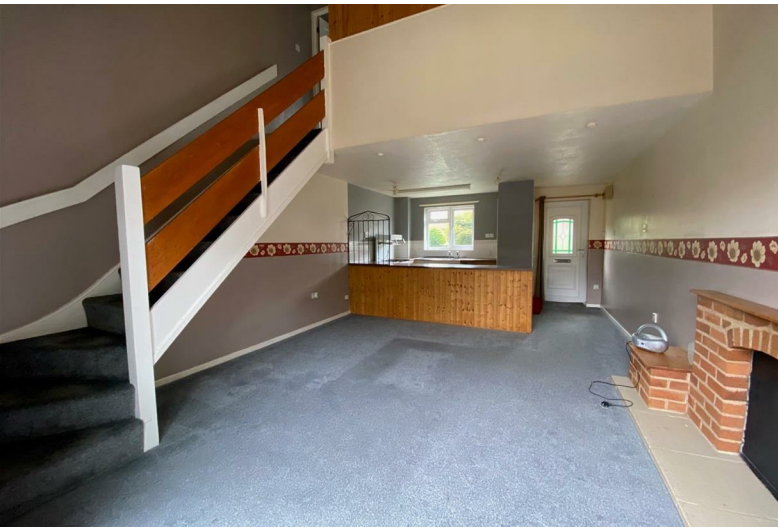
Malvern, WR14 2NH

Shared Ownership £55,879



Denny & Salmond are offering for sale a one bedroom end of terrace property which is offered for sale with 29.41% Shared Ownership. Located within a popular residential area with easy access to either Malvern Link, Barnards Green or Great Malvern. This property benefits from double glazing and rear gardens. In brief the accommodation comprises; open plan kitchen/living room, double bedroom and bathroom. Offered for sale with no onward chain. EPC Rating E51





Entrance

Part glazed door opens in to the Entrance, with a door to a coat cupboard and wall mounted electric fuse board. Opening to the Open Plan Kitchen Living Room.

Open Plan Kitchen Living Room

Kitchen

7'10" x 7'10"

The Kitchen is fitted with base level units with working surfaces and tiled splashback. Stainless steel sink unit your drainer, slot-in gas cooker, and double glazed window to the front aspect providing views towards the Malvern Hills. Space and plumbing for washing machine and space for further undercounter appliance. Door to "pantry" style cupboard.

Living Area

15'7" x 13'6"

The Living area has a brick fireplace with stone hearth. TV aerial point, double glazed patio door and matching side panel leading to the rear garden. Stairs rise to the First Floor.

First Floor

From the living room, stairs rise to the First Floor, with doors off to the Bedroom and Bathroom. Door to

Airing cupboard housing water tank and slatted shelving for storage.

Bedroom

13'1" x 8'6"

Double glazed window to the front aspect providing views towards the Malvern Hills.

Bathroom

7'10" x 4'11"

Fitted with a panelled bath with electric Triton shower and partially tiled walls. Low flush WC and pedestal wash hand basin. Obscured double glazed window to the front aspect. Access to loft space via hatch.

Outside

To the front of the property is a lawned frontage with a paved pathway to the front door.

To the rear of the property is a generous lawned garden enclosed with wooden panelled fencing and a wooden constructed shed.

Council Tax Band

We understand that this property is council tax band A.

This information may have been obtained via

www.voa.gov.uk and applicants are advised to make their own enquiries before proceeding as Denny & Salmond will not be held responsible for any inaccurate information.

Services

Please note that any services, heating systems or appliances have not been tested prior to marketing and therefore no warranty can be given or implied as to their working order.

Shared Ownership

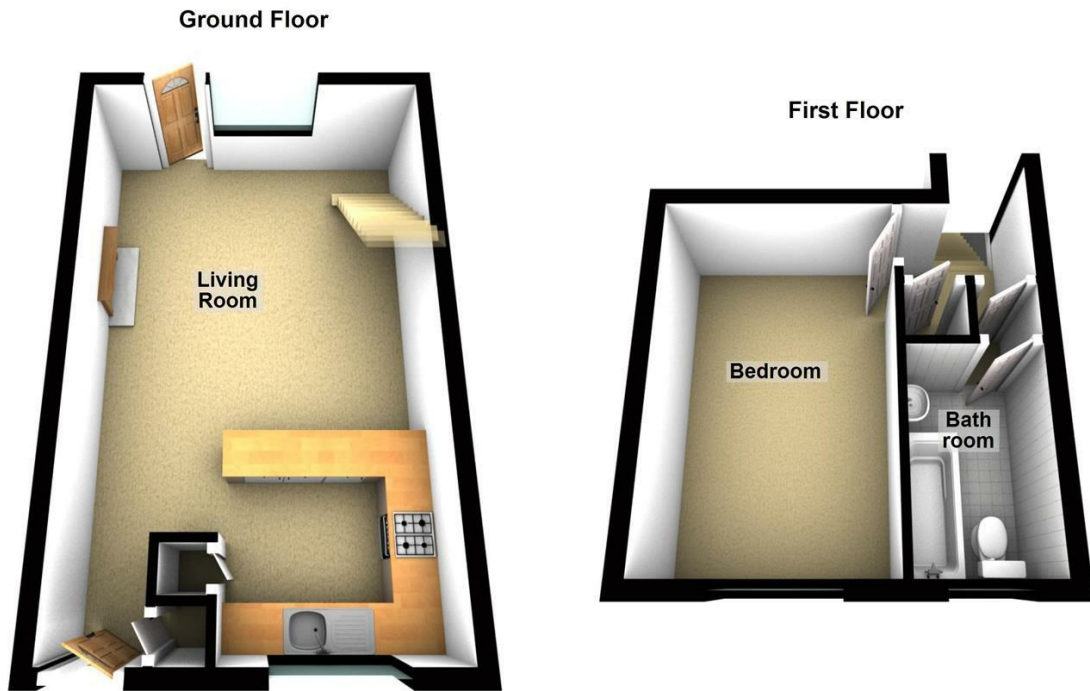
Denny and Salmond are pleased to offer for sale a 29.41% share of this property.

The rent to the housing association is £307.65 per month, including service charge.

In order to proceed, any potential purchaser will be required to be approved by Platform Housing for shared ownership.

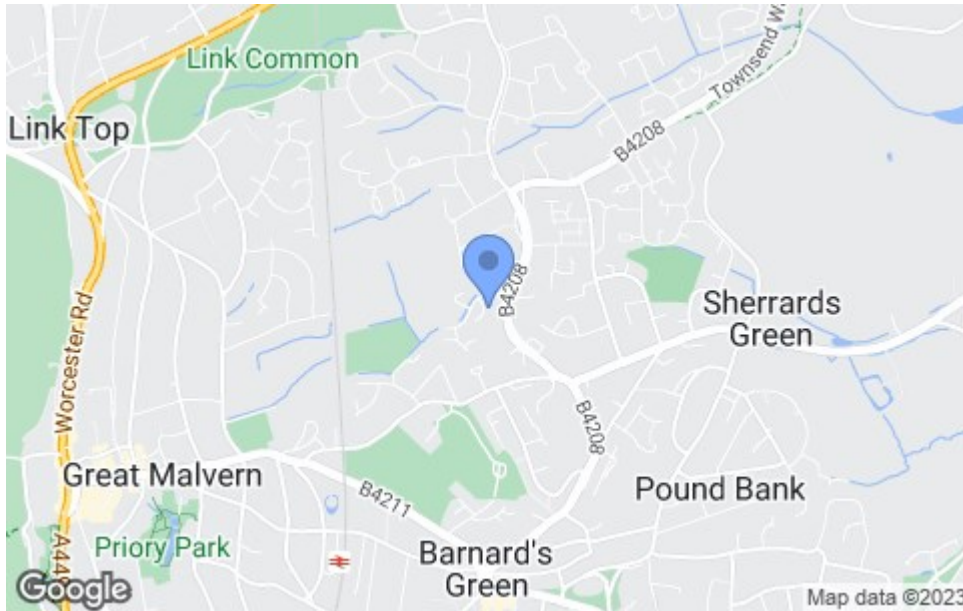
Our client advises us that the property is Leasehold with only 73 year remaining. The current owner is in the process of extending the lease with Platform Housing, therefore on completion of the sale the property will have a new lease. We understand that there is an monthly service charge of £6.37. Should you proceed to purchase the property, these details must be confirmed via your solicitor within the pre-contract enquiries.

Floor Plan



5 Shirley Close, Malvern

Area Map



Viewing

Please contact us on 01684 561866 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph

