



## 9 Weir Gardens, Pershore

Pershore

Guide Price **£275,000**

 **JONES &  
ASSOCIATES**  
BESPOKE ESTATE AGENCY





## 9 Weir Gardens

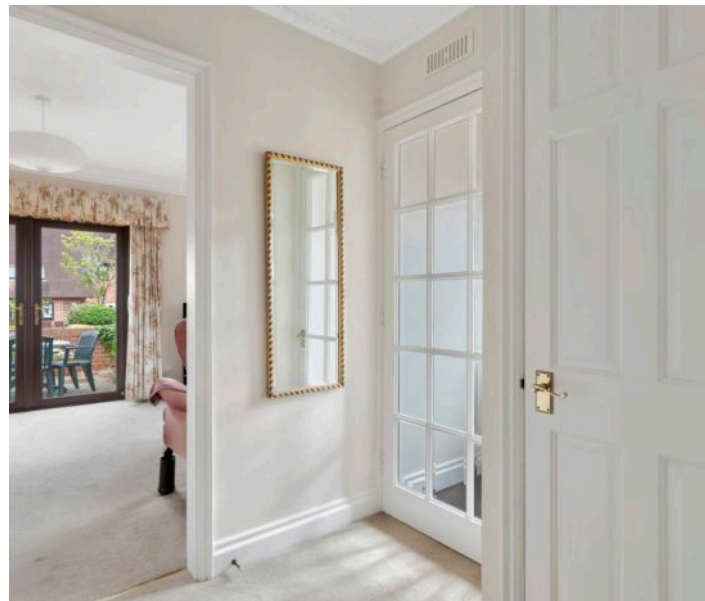
Pershore, Pershore

- Well presented semi-detached one double bedroom retirement bungalow
- Spacious sitting/dining room with patio doors opening onto a private courtyard garden
- Galley kitchen includes an integrated oven and hob, along with space for freestanding appliances
- A contemporary shower room
- Garden terrace areas which wrap around the property
- Access to beautifully maintained communal gardens
- Parking space for one vehicle
- A few minutes walk from the centre of Pershore
- Residents must be aged 55 and over
- A quarterly maintenance fee of £210 applies & Pets are not allowed to be kept by residents

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D





Situated just a short walk from the centre of Pershore, this attractive and well-maintained one double bedroom semi-detached bungalow offers an excellent opportunity for those seeking a peaceful yet convenient lifestyle, exclusively for residents aged 55 and over.

The property comprises a spacious sitting/dining room with patio doors opening onto a private courtyard garden, creating a light and inviting living space. The galley kitchen includes an integrated oven and hob, along with space for freestanding appliances. A contemporary shower room completes the internal accommodation.

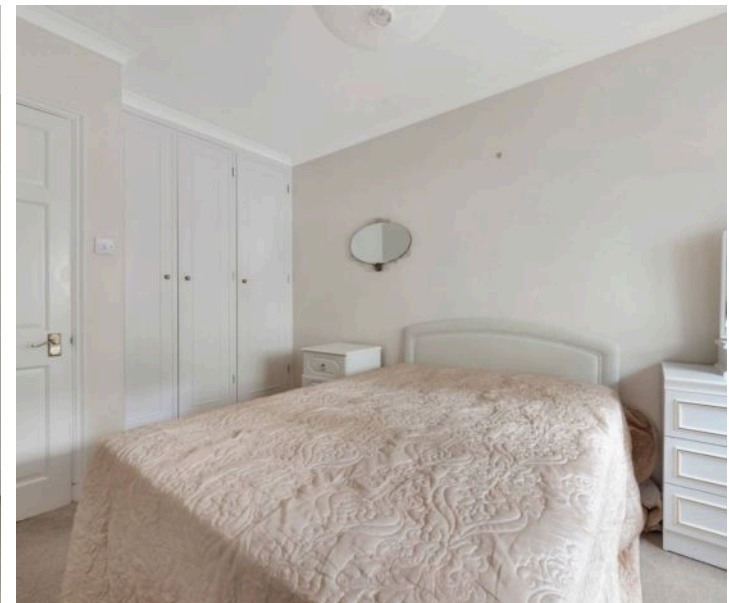
Externally, the secluded courtyard garden provides a pleasant and low-maintenance area for outdoor enjoyment. In addition, residents have access to beautifully maintained communal gardens, enhancing the tranquil atmosphere and offering a truly picturesque setting.

Further benefits include a dedicated off-road parking space adjacent to the property and a friendly, community-oriented environment.

This delightful bungalow represents an ideal choice for those seeking comfort, convenience, and a desirable riverside lifestyle in one of Pershore's most appealing locations.

The properties are freehold and managed by the residents, with a quarterly service charge of £210 covering the maintenance of shared areas. Its central location makes it convenient for accessing Pershore's town amenities, including doctors' surgeries and supermarkets.

The property also benefits from gas-fired central heating, double glazing throughout and access to high-speed broadband internet.



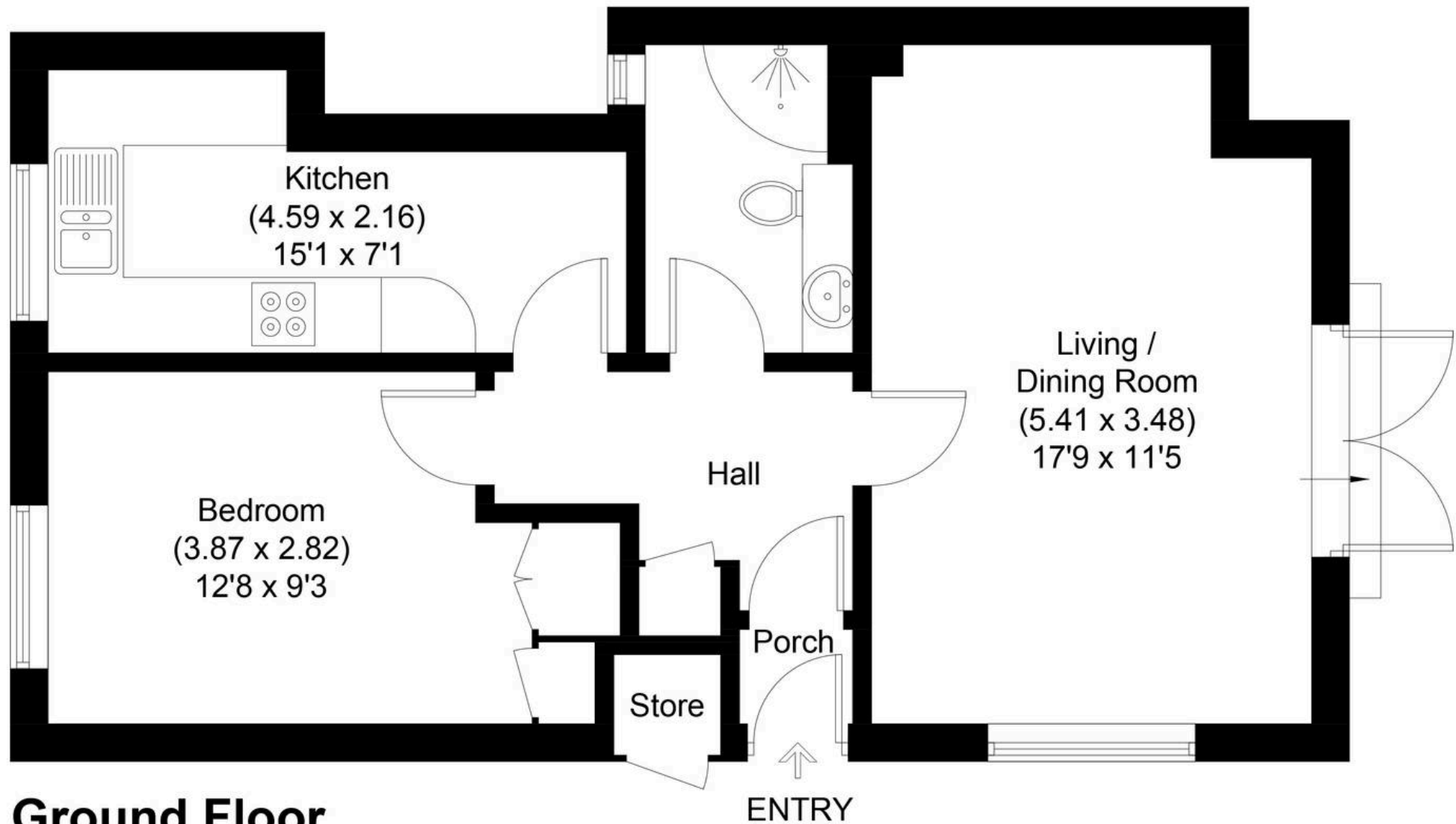






# Weir Gardens

Approximate Gross Internal Area  
Ground Floor = 50.3 sq m / 541 sq ft  
Store = 0.7 sq m / 7 sq ft  
Total = 51 sq m / 548 sq ft



## Ground Floor

Illustration for identification purposes only, measurements are approximate, not to scale.





## Jones & Associates

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