

Philip Laney & Jolly



The Club Chambers, Grange Road, Malvern, Worcestershire WR14 3HA

- Unique Development Opportunity
- Planning Approval for conversion to three apartments
- Great Malvern Town Centre Location
 - Allocated Parking Spaces

Offers in excess of £175,000

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Ground Floor The Club Chambers Grange Road Malvern Worcestershire WR14 3HA

LOCATION/DESCRIPTION

The ground and lower ground floors of "The Club Chambers" have, until recently been used as office accommodation, planning consent has been granted for conversion of the offices into three apartments with the following approximate floor areas:

Flat 1 – Total: 570 sq ft- 2 Bedrooms

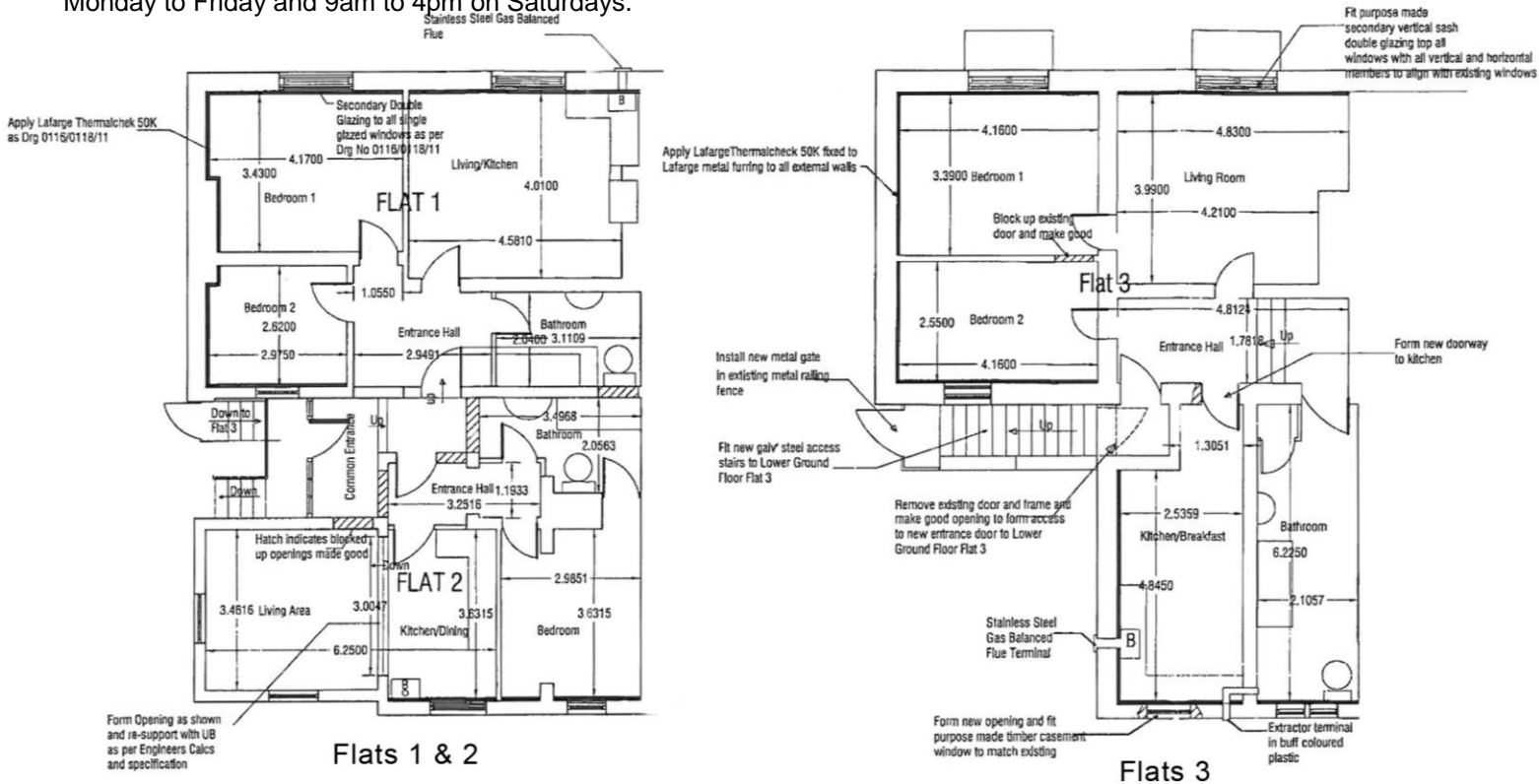
Flat 2 – Total: 454 sq ft – 1 Bedroom

Flat 3 – Total: 703 sq ft – 2 Bedrooms

The property is located within the Town Centre of Great Malvern and benefits from 4 parking spaces, together with additional parking available. The Malvern Hills District Council Planning Application Number is 11/01150/FUL, plans and conditions are available for inspection at our Malvern office. An Energy Performance Certificate has been completed and is also available for inspection. The property is held on a 999 year lease that was granted in 1978 and has a third share of the freehold.

VIEWING

Strictly by arrangement with the Agents, please contact us to make an appointment. We are open from 9am to 5.30 pm Monday to Friday and 9am to 4pm on Saturdays.



Proposed Flats, Club Chambers, Grange Road, Malvern

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing. The photograph(s) depict only certain parts of the property. It should not be assumed that any contents/furniture etc. photographed are included in the sale. It should not be assumed that the property remains as displayed in the photograph(s). No assumption should be made with regard to parts of the property that have not been photographed. Any areas, measurements, aspects or distances referred to are given as a GUIDE ONLY and are NOT precise. If such details are fundamental to a purchase, purchasers must rely on their own enquiries. Descriptions of the property are subjective and are used in good faith as an opinion and NOT as a statement of fact. Please make further inquiries to ensure that our descriptions are likely to match any expectations you may have.

