



Corner House

Church Lench | Worcestershire

Johnsons
PROPERTY CONSULTANTS



A tranquil countryside retreat featuring timeless charm and modern convenience.

Corner House



Corner House, Evesham Road,
Church Lench, Worcestershire

Welcome to Corner House, a stunning three-bedroom detached home nestled in the picturesque village of Church Lench. This enchanting property blends characterful features with contemporary comforts, offering the perfect countryside lifestyle within easy reach of local towns and amenities. With its expansive gardens, breathtaking views, and thoughtful design, this home is a rare gem that promises a lifetime of memories.

From the farmhouse-inspired kitchen to the clawfoot bathroom, every detail has been carefully curated to create a space that feels both stylish and welcoming. The exposed beams, multi-fuel fires, and pastel hues fill the home with warmth, while the primary bedroom's balcony offers a tranquil spot to soak in panoramic views of the Vale of Evesham.

Situated in the highly sought-after Lenches, Corner House is a haven for those seeking peace and tranquillity without compromising on convenience. With no onward chain and a vibrant community to embrace, this is an opportunity not to be missed. The Corner House is more than a home – it's a lifestyle waiting to be embraced.



3



2



0.20 acres



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Character cottage and coach house

Ground Floor

Step through the inviting entrance into the heart of Corner House. The spacious kitchen-diner serves as the home's focal point, boasting a delightful farmhouse aesthetic with contemporary touches. Exposed beams overhead add character, while natural light streams in, highlighting the thoughtful blend of rustic and sleek finishes.

The living room is ideal for cosy winter evenings or bright summer days with its connection to the garden. A second reception room offers flexibility for a formal dining area, home office, or playroom. Completing the ground floor is a cloakroom and a utility room, ensuring every detail of this home caters to practical family living.

First Floor

The first floor offers a serene retreat, where every bedroom exudes comfort and style. The master bedroom is a standout feature, complete with a private balcony that captures sweeping views of the surrounding countryside.

Three additional bedrooms provide ample space for family and guests. The bathroom is a true showstopper, featuring a luxurious clawfoot tub, while a separate sleek shower room adds a contemporary edge to the home's timeless appeal.

Outside

The generous gardens are beautifully simple, designed with space for socialising, play, and relaxation. A well-maintained lawn and patio area provide the perfect setting for outdoor dining or evening drinks under the stars. The garden also offers plenty of potential for green-thumbed homeowners to add their own touch, whether through flower beds, vegetable patches, or decorative landscaping. With the countryside on your doorstep, the outdoor lifestyle extends beyond your property into the rolling hills and scenic trails of the Vale of Evesham.





All Saints, Church Lench

Stunning village location

Situation

Nestled in the charming village of Church Lench, The Corner House offers an unparalleled combination of countryside tranquillity and accessibility. Church Lench is the largest of the Lenches villages and boasts a warm community spirit, complete with a primary school, church, village hall, and active local clubs.

Nearby, the market towns of Evesham, Pershore, and Alcester provide everything you need. For those who love the arts, you'll find theatres, community events, and even opera performances close at hand. Families will appreciate the excellent selection of nearby schools and pre-school groups.

Surrounded by National Trust sites, riverside trails, and historical landmarks, you'll never tire of exploring the natural beauty and rich heritage of the region. With easy access to transport links and no onward chain,



Services

The property is assumed to have mains services connected or within close proximity, although interested parties are advised to make their own investigations to confirm availability. The services, including plumbing, heating, and electrical systems, have not been tested by the selling agents, and no warranties or guarantees are provided regarding their condition or functionality.

Enquiries about broadband availability, estimated strength and download speeds can be made with BT.

Tenure

The property is being sold with freehold tenure, offering the buyer full ownership of both the house and its land.

Method of Sale

The property is being sold by private treaty, inviting offers directly from interested parties.

Local Authority

The property is located within the jurisdiction of Wychavon District Council and is placed in Council Tax Band F.

Listing

The property is not listed.

We endeavour to make the sales details accurate, if there is any matter that is particularly important to you, please check with us prior to travelling any distance to view the property. Johnsons are unable to comment on the state of repair or condition of the property or confirm that any services equipment or appliances are in satisfactory working order. Reference to tenure is based upon information supplied by the seller(s). Fixtures and fittings not included. Johnsons Property Consultants reserve the right to earn a referral fee from third party providers, if instructed.

Plans and Boundaries

Planning and boundary details are available upon request, and potential buyers are encouraged to make enquiries with Wychavon District Council for further information regarding future developments or land use.

Directions

Take the A4184 from Evesham and continue on the B4088 (Evesham Road). At Harvington Cross, turn left onto Leys Road. At Church Lench, Corner House sits on the corner of Evesham Road, Main Street, and Ab Lench Road.

Viewings

Viewings are available by appointment only through the sole selling agent, Johnsons Property Consultants.

To arrange your viewing appointment, please contact our friendly sales team.

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | 89 B |
| 69-80 | C | | |
| 55-68 | D | 61 D | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

Selling?



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Travel Distances

Evesham - 7.8 miles Worcester - 11.8 miles
Redditch - 11.2 miles



Nearest Stations

Evesham - 7.2 miles Pershore - 8.2 miles
Worcestershire Parkway - 12 miles



Nearest Airports

Birmingham Airport - 32 miles
London Heathrow - 85 miles



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