



Salters Lane, Lower Moor, Pershore, WR10 2PQ

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

Property Description

****NO ONWARD CHAIN**** A spacious detached family home of approximately 2651.6 sq ft / 246.3 sq m offering versatile accommodation with great scope for further improvement occupying a plot of approximately 1 acre on the edge of this popular village with easy access to Pershore, Evesham, national road and rail networks.

The accommodation in brief comprises:

Reception Hall
Lounge
Dining Room
Kitchen
Breakfast Room
Utility Room
Cloakroom
Two double ground floor Bedrooms - one having an ensuite Bathroom
Three double first floor Bedrooms
Bathroom
Store Room

Outside, to the front of the property is a lawned fore garden with an in & out driveway providing off road parking for up to six cars in turn leading to the front door and side vehicular & pedestrian access to the rear of the property.

To the rear is a large private lawned garden with a Detached Timber Double Garage (with power & light), Green House(s), Timber Summer House and a large paved patio area. Private westerly aspect.

Services: All mains services are connected. Central heating & Double Glazing is installed.

Agents Note: Lawful Development Certificate for Proposed Development - 2 large outbuildings and a triple garage (Planning Reference No. 20/00706/CLPU)



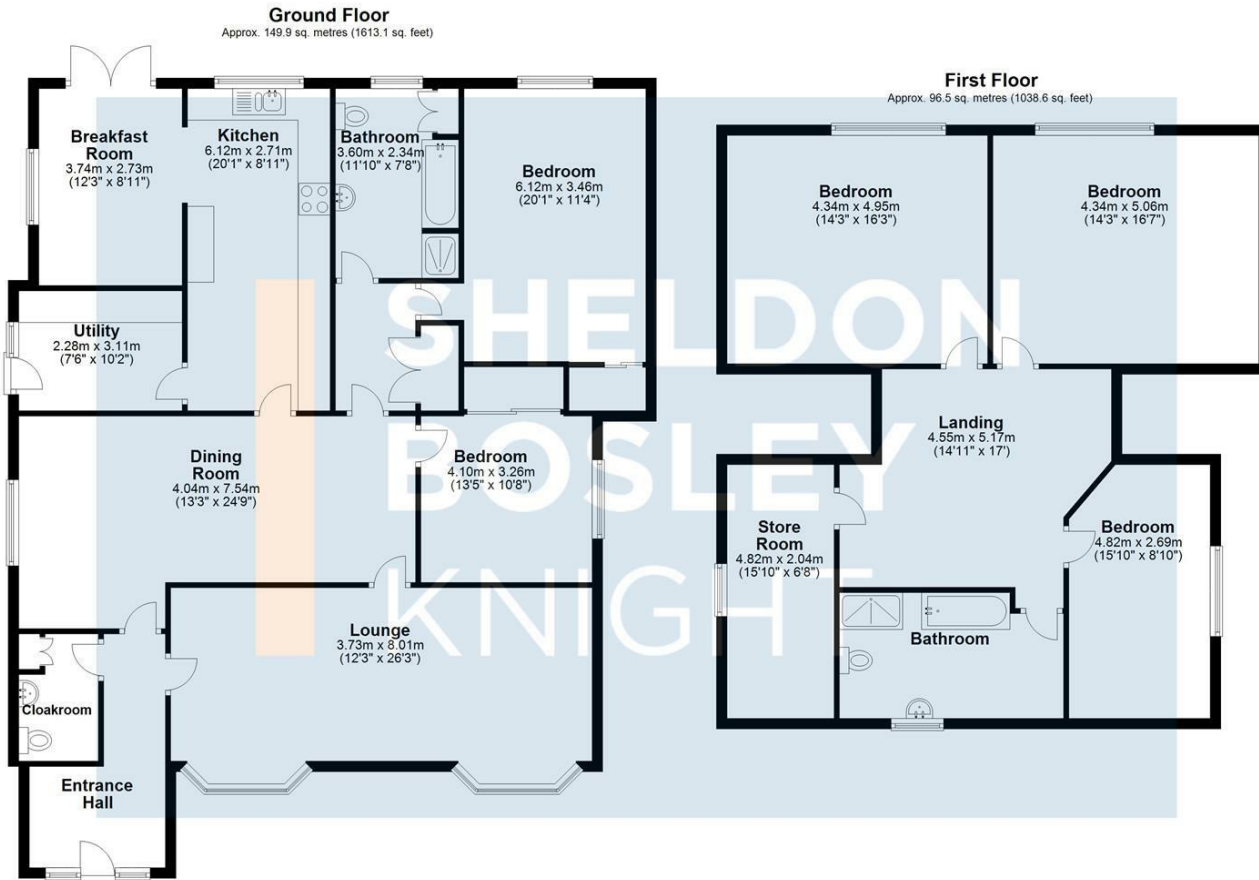


Key Features

- Spacious detached family home of approximately 2651.6 sq ft / 246.3 sq m
- No onward chain
- Versatile accommodation offering great scope for further improvement
- Private 1 acre plot
- Westerly aspect
- 5 Double Bedrooms
- In & out driveway with Detached Double Garage
- Viewing highly recommended
- Possible B/Plot(s) subject to planning permission be gained
- Lawful Development Certificate for Proposed Development - 2 large outbuildings and a triple garage (Planning Reference No. 20/00706/CLPU)

Guide Price
£695,000





Total area: approx. 246.3 sq. metres (2651.6 sq. feet)

All efforts have been made to ensure that the measurements on this floorplan are accurate however these are for guidance purposes only.
Plan produced using PlanUp.



EPC Rating - D

Tenure - Freehold

Council Tax Band - E

Local Authority
Wychavon

Our Testimonials

Excellent sales team. Chloe, Christian and Leanne supported me throughout a difficult sale and at a very competitive fee. They really know their stuff and I wouldn't hesitate to recommend SBK Evesham. Thank you!

Louise Orchard

Fantastic and easy experience. Nothing was too much to ask and the team were incredible in providing support and reassurance in our first move. Everything was communicated to us professionally and efficiently. Massive thanks to the team for making this move possible.

Anna Stoumann

We found our dream home and needed to sell our house to make an offer. Andrew and the team at Sheldon Bosley knight Leamington were fantastic. They managed to value our home, got photos and floor plans sorted, advertised, completed viewings and we had an above asking price offer accepted in one and a half weeks from first contacting them!! Communication from both Andrew, Sophie and the team plus through their online portal was great throughout. Honestly couldn't have asked for more.

Charlie Foley

Both Amy and Amelia were incredibly helpful and proactive throughout the purchase of our property. The commitment that they both showed to the sellers and us as buyers was second to none and meant that any moving bumps were successfully managed. We would wholeheartedly recommend them to friends and, if we were to consider moving again, would certainly use them.

Emmah Ferguson

I had a great experience while purchasing a house with Sheldon Bosley Shipston on stour. From start to finish they have done everything they can to help and been great with communication. I dealt with Kate and Morgan who were both lovely but I'm sure it was a team effort behind the scenes. I felt like they were there for me and supportive. Thank you to you all!

Georgie Smith

Very helpful and friendly staff. They were happy to provide names of local tradesmen which will be a great help. Would highly recommend.

Jane Harms

A stress free procedure due mainly to the estate agent Rockwell Allen. There was excellent communication and marketing with the bonus of getting the asking price.

Susan

Millie has been absolutely brilliant from the word go. The whole experience has been a breath of fresh air and the complete opposite from our last dealings with an estate agent. Thank you Millie for all your hard work and advice, couldn't be bettered.

Kate

We couldn't recommend Sheldon Bosley Knight more. After having a house sale fall through previously, we were very nervous about making our offer, but the lovely Annette and Sara guided us through everything with ease and made us feel so comfortable with our decisions. We got the house of our dreams, and we are absolutely delighted! They made us feel like friends and we would recommend them to anyone looking to buy their perfect home.

Jen Singleton

To book a viewing on this property please call 01386 277277

To book a free no obligation market appraisal of your property contact your local office.

sheldonbosleyknight.co.uk



SALES

LETTINGS

PLANNING &
ARCHITECTURE

COMMERCIAL

STRATEGIC
LAND

NEW
HOMES

BLOCK
MANAGEMENT

RURAL



DISCLAIMER

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