



Evesham Road, Fladbury, WR10 2QR

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Property Description

This impressive four-bedroom detached family home is situated in the highly desirable village of Fladbury, ideally positioned between the market towns of Evesham and Pershore.

The property is set in a well-established location, enjoying an enviable position backing onto open fields and countryside, with stunning views and a sense of privacy rarely found.

The home is set within approximately 1.12 acres of beautifully maintained grounds, with a generous rear garden mainly laid to lawn, mature planting, and a spacious patio area perfect for outdoor entertaining. At the front, there is ample parking for several vehicles as well as a double garage and workshop.

Internally, the accommodation is generous and well laid out, with the ground floor offering a welcoming hallway, formal dining room, stylish drawing room with garden views, and a kitchen/breakfast room that serves as the heart of the home. There is also a utility room, study, and bar area, plus a WC and useful secondary reception room labelled as a playroom, offering fantastic versatility.

To the first floor are four spacious bedrooms, two of which benefit from en-suite bathrooms, along with a family bathroom and additional shower room. Bedroom one also enjoys access to a private balcony overlooking the garden and countryside beyond.

In addition to the main accommodation, the property also includes a separate self-contained space with excellent scope to be developed into an annex (subject to any required consents). This area comprises a ground-floor reception room (currently used as a playroom) and first-floor room labelled 'studio storage', which could serve as a bedroom, offering ideal potential for guest accommodation, multigenerational living or home office use.

This substantial and flexible home is ideal for families seeking space, countryside setting and village life with convenient access to nearby towns and transport links.



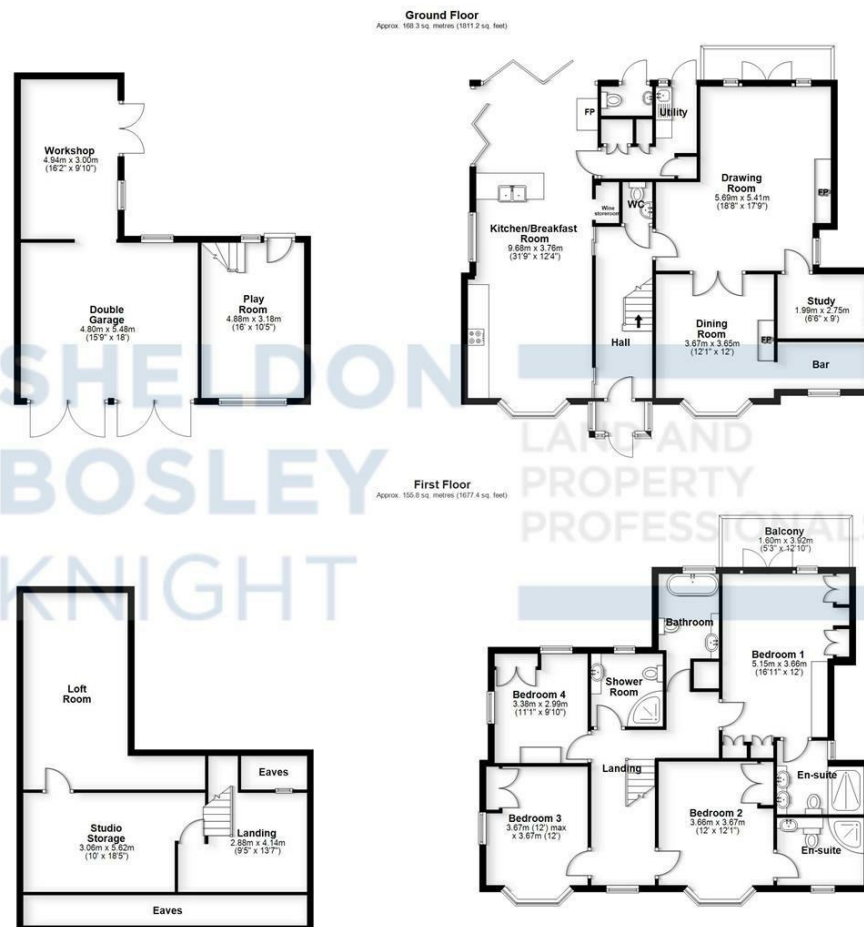


Key Features

- DETACHED FOUR BEDROOM FAMILY HOME
- SOUGHT-AFTER VILLAGE OF FLADBURY
- STUNNING VIEWS OVER OPEN COUNTRYSIDE
- GROUNDS TOTAL APPROX. 1.12 ACRES
- VERSATILE LAYOUT WITH MULTIPLE RECEPTION ROOMS
- TWO EN-SUITES, FAMILY BATHROOM & SHOWER ROOM
- SCOPE TO CREATE SELF-CONTAINED ANNEX
- DOUBLE GARAGE, WORKSHOP & AMPLE PARKING
- BEAUTIFULLY MAINTAINED GARDENS FRONT & REAR
- EPC RATING = D

Guide Price
£875,000





Total area: approx. 324.1 sq. metres (3488.6 sq. feet)

All efforts have been made to ensure the measurements are accurate on the floor plan, however these are for guidance purposes only.
Plan produced using PlanUp.



EPC Rating - D

Tenure - Freehold

Council Tax Band - G

Local Authority
Wychavon District Council



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