



Bramley Way, Bidford-On-Avon, B50 4QG

Offers over £425,000


KING

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HOMES

Impressive FOUR DOUBLE BEDROOM TWO BATHROOM detached family home. This beautiful property resides on a generous plot on the highly sought after Bramley Way in Bidford-on-Avon and benefits from off-road parking, single garage, and private mature rear garden.

Comprises; Entrance hallway with downstairs WC, living room with feature fireplace and window to the front aspect leading through to the dining room, a spacious open plan kitchen / dining room with door leading out to the landscaped rear garden, utility, four well proportioned bedrooms, en-suite to master and a family bathroom.

Outside the beautifully maintained private rear garden awaits, boasting a serene patio area ideal for outdoor dining and entertaining. Access to the single garage and the driveway completes the picture of effortless living.

This property is presented well throughout providing truly ready to move into accommodation. Early viewing is considered essential to fully appreciate the attractive setting to all this property has to offer.

Bidford on Avon is an attractive riverside village, situated midway between Stratford-upon-Avon and Evesham. Access to the country's motorway system can be attained via the M40 and M42 at Warwick. Bidford has its own supermarket, primary school, library, post office, dentist, health centre, pubs, restaurant and general retail outlets.



Hall

Utility

WC

Kitchen/Breakfast Room 11'7" x 13'3" (3.55m x 4.05m)

Living Room 16'4" x 11'1" (5.00m x 3.40m)

Dining Room 9'0" x 11'1" (2.75m x 3.40m)

Garage 17'9" x 8'11" (5.42m x 2.74m)

Bedroom One 9'3" x 11'1" (2.84m x 3.40m)

En Suite 5'3" x 8'4" (1.61m x 2.55m)

Bedroom Two 10'11" x 6'7" (3.33m x 2.03m)

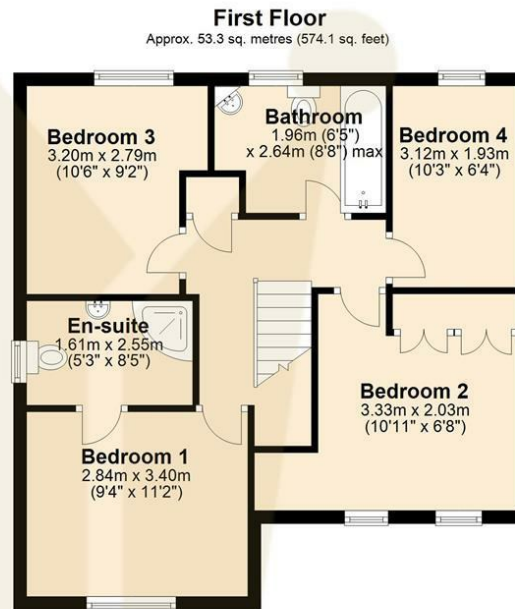
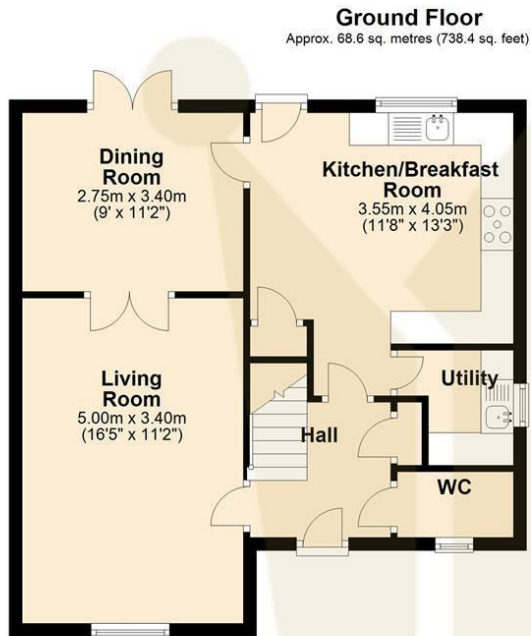
Bedroom Three 10'5" x 9'1" (3.20m x 2.79m)

Bedroom Four 10'2" x 6'3" (3.12m x 1.93m)

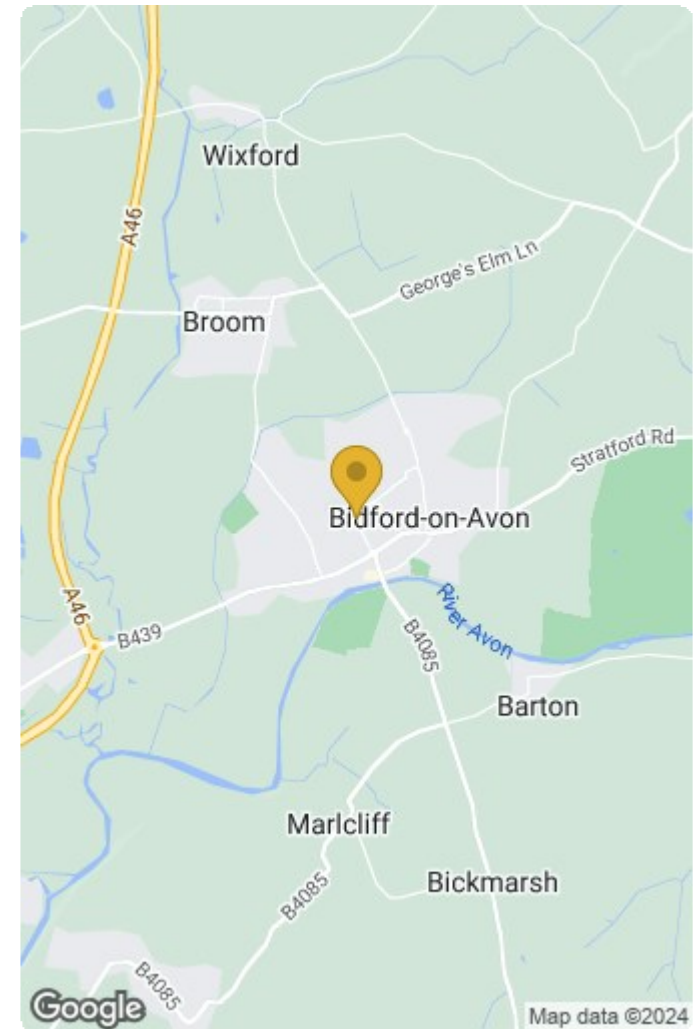
Bathroom 6'5" x 8'7" (1.96m x 2.64m)







Total area: approx. 121.9 sq. metres (1312.5 sq. feet)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		