



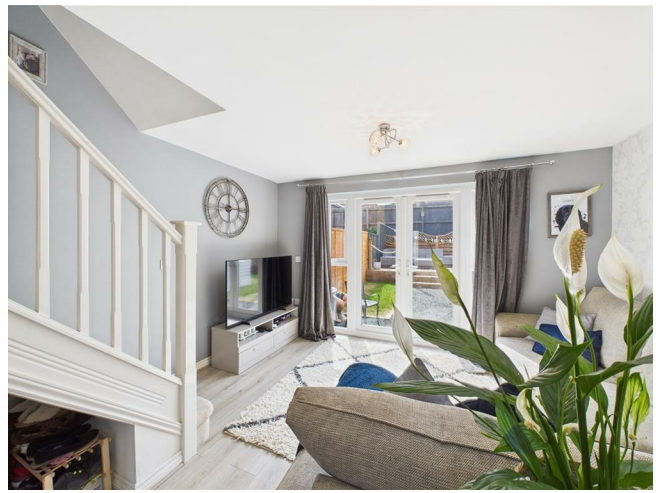
Laxton Crescent | | Evesham | WR11 3JT

£240,000



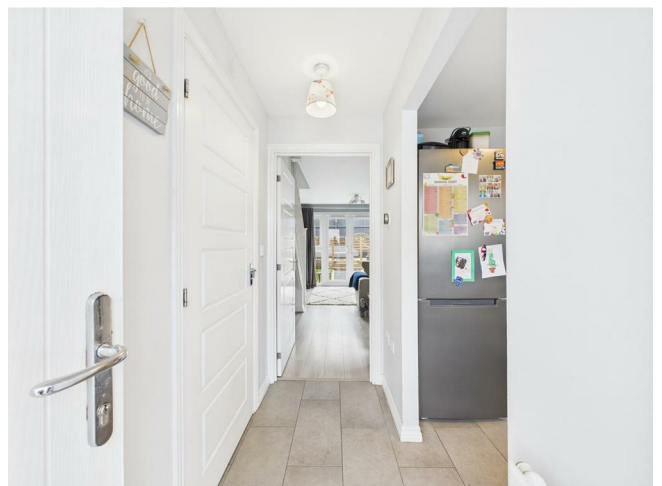
KEY FEATURES

- Immaculate condition throughout
- 2 double bedrooms
- Well Designed Landscaped Garden
- Off-street parking for 2+ cars
- Desirable location
- ****NO CHAIN****
- ****VIEWING AVAILABE 7 DAYS A WEEK****



DESCRIPTION

****WELL PRESENTED 2 BEDROOM SEMI DETACHED, IMMACULATE CONDITION THROUGHOUT, WITH A TASTEFULLY DESIGNED AND FINISHED LANDSCAPED GARDEN**** Internally boasting 2 double bedrooms, family bathroom, downstairs wc, lounge and kitchen. Externally the property benefits from 2 off-street parking spaces, side access and a well presented landscaped garden.



Front

Property is approached via paved driveway with parking for 2+ cars. side access to rear garden.

Entrance Hall

Vinyl flooring, radiator, access to kitchen, downstairs wc, and lounge

Kitchen

Vinyl flooring, mix of wall and base units surmounted by work surface, DG UPVC window to the front aspect, kitchen sink with drainer, 2 spaces for white goods, integrated gas hob cooker and oven with extractor fan above.

Downstairs WC

Vinyl flooring, wash hand basin, low flush wc, radiator.

Lounge

Vinyl flooring. DG UPVC window to the side aspect, DG UPVC patio doors to the rear garden, stairs leading to the 1st floor.

Landing

Carpeted flooring, access to family bathroom, bedroom 1 and bedroom 2







Bedroom 1

Carpeted flooring, DG UPVC window to the front aspect, radiator

Bedroom 2

Carpeted flooring, DG UPVC window to the rear aspect, radiator, access to storage unit

Family Bathroom

Vinyl flooring, heated towel rail, low flush wc, wash hand basin, bath with shower overhead, frosted DG UPVC window to the side aspect.

Garden

Mix of lawn and raised decking area with side access

Council Tax Band: C

Broadband and Mobile Information

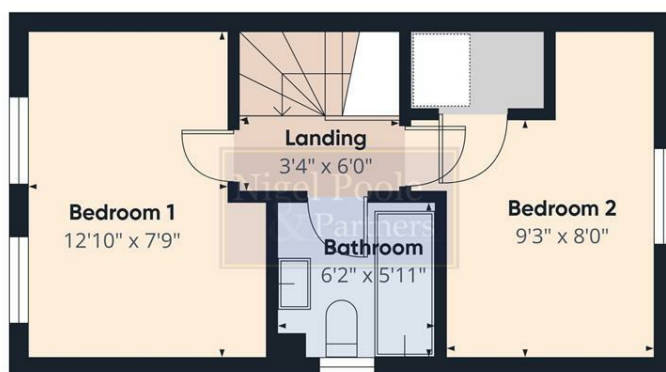
To check broadband speeds and mobile coverage for this property please visit:

<https://www.ofcom.org.uk/phones-telecoms-and-internet/advice-for-consumers/advice/ofcom-checker> and enter postcode: WR11 3JT

FLOOR PLANS



Floor 0



Floor 1

Nigel Poole
& Partners

Approximate total area⁽¹⁾
578 ft²

Reduced headroom
12 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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