





Property Description

A chance to acquire this two bedroom end of terrace home situated in the quiet village of Honeybourne, Evesham. This modern property offers downstairs cloakroom, kitchen, generous sitting/ dining room with French doors opening out onto the garden. Upstairs offers two double bedrooms with bedroom one featuring en-suite shower room and family bathroom.

Parking is situated to the rear of the property providing off road parking for two vehicles and low maintenance rear garden.

This is a Discount Market Home and the following apply:

- That it is sold at 25% discount off the open market value. Whilst the purchaser owns 100% of the property, the discount remains in perpetuity which means it remains in place for any future sales.
- Those wishing to purchase the property need to meet the eligibility and local connection criteria.
- Applications must be submitted to the council for review
- That the property is subject to a Section 106 and remains in place in perpetuity

Location

Honeybourne is a small village located in the county of Worcestershire, England. It is situated approximately 5 miles east of Evesham and 10 miles south-west of Stratford-upon-Avon. The village is surrounded by beautiful countryside and is home to a number of historic buildings and landmarks.

Honeybourne is a quiet and peaceful village, with a strong sense of community and a range of local amenities, including a post office, village hall, and several shops and pubs.

Despite its small size, Honeybourne is well-connected to the surrounding area, with good transport links to nearby towns and cities. The village is served by a railway station, which provides regular services to Worcester, Birmingham, and London. There are also several bus routes that run through the village, making it easy to travel to other parts of Worcestershire and beyond. Overall, Honeybourne is a charming and picturesque village that offers a peaceful and idyllic way of life.

Accommodation Details

The property comprises of entrance hall, cloakroom, sitting/ dining room, kitchen, bedroom one with en-suite, second bedroom and bathroom.

The property further benefits from having enclosed rear garden and parking allocated at the rear of the property.

Ground Floor

Entrance Hall

Doors to cloakroom, sitting/ dining room and archway through to kitchen, stairs to first floor, ceiling light, radiator.

Cloakroom

Side facing uPVC double glazed window, WC, wash hand basin, ceiling light, radiator.

Sitting/ Dining Room

15' 5" x 13' (4.70m x 3.96m)
Rear facing French doors to garden, two ceiling lights, radiator, understairs storage cupboard.

Kitchen

6' x 9' 9" (1.83m x 2.97m)
Front facing uPVC double glazed window, fitted kitchen with a range of floor mounted and eye level units, built in dishwasher, electric oven, gas hob with cooker hood over, sink drainer unit, space and plumbing for washing machine, space for fridge freezer, wall mounted boiler, wooden laminate flooring.

First Floor Landing

Doors to both bedrooms and bathroom, ceiling light, loft access, radiator.

Bedroom One

9' 8" x 9' 11" (2.95m x 3.02m)
Rear facing uPVC double glazed window, door to en-suite, ceiling light, radiator.

En-Suite

Shower cubicle with electric shower, WC, wash hand basin, towel radiator, ceiling light.

Bedroom Two

8' 5" x 12' 11" (2.57m x 3.94m)
Two front facing uPVC double glazed windows, ceiling light, radiator, storage cupboard.

Bathroom

Panel bath with tiled splashback, WC, wash hand basin, wall mounted mirrored cabinet, ceiling light, extractor fan, radiator.

Outside Front

To the front of the property there is a pathway leading to the front door, mature shrubs surrounding.

Outside Rear

To the rear of the property there is an enclosed garden which is low maintenance with a paved patio seating area and gravelled area, garden shed, gated access to the side of the property.

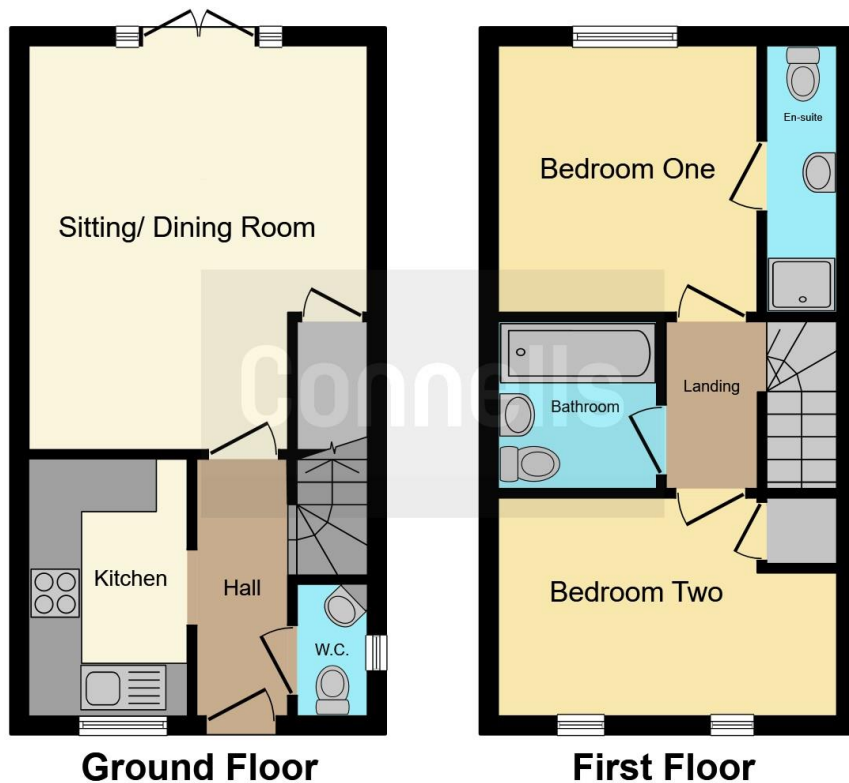
Parking

Parking is allocated to the rear of the property for two vehicles.

Services

All mains are connected to the property.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 01905 724555
E warndonvillages@connells.co.uk

Ankerage Green
 WORCESTER WR4 0DZ

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Directions to this property:

From the Connells Warndon Villages office turn left onto Mill Wood Drive and then take the first exit off the roundabout onto Woodgreen Drive, follow the road for some time going over the next roundabout and then taking the first exit onto Newtown Road. At the roundabout take the third exit onto Nunnery Way and then first exit onto the A44. Follow the road for some time then taking the third exit onto Evesham Road. Keep following the A44 for some time then turning first exit onto Badsey Road. Turn left onto Honeybourne Road, right onto Weston Road and then right onto Grange Farm Drive with a final right turn onto Fallow Field.

EPC Rating: B

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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