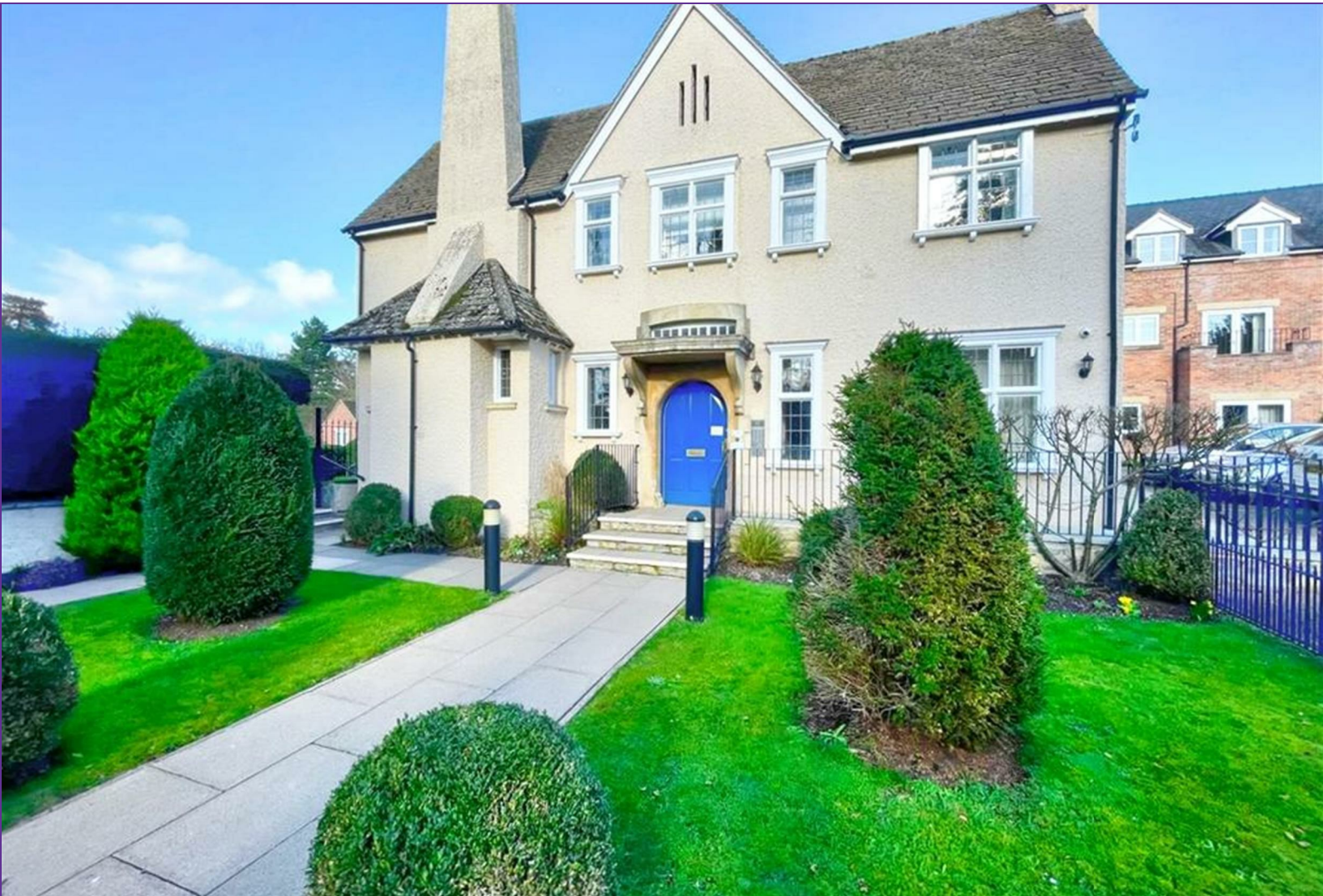




Leggett & James

The Vale of Evesham Property Experts



Fairwater Gardens

Coopers Lane, Evesham, WR11 1BB

Asking Price £225,000



A rare opportunity to acquire one of the best spots within this sought after retirement development. Set on the first floor with delightful views over the communal gardens this two bedroom apartment must be viewed to be appreciated.



Communal Entrance

Fairwater Gardens is a pleasant well located retirement development with a range of facilities included within the building. These include a well appointed laundry, a communal lounge and separate kitchen, a guest room facility and a house warden.

The property enjoys a secure main entrance door operated by keypad or phone system.

The house managers office is found in the reception hall, along with access to the laundry, communal rooms, stairs and lift to the higher floors.

Entrance Hall

Within the apartment the hall offers a useful built in Utility Cupboard, which houses plumbing for a washing machine, shelves and lighting.

Doors leading off to:

Living Room 19'7 x 14'7 (5.97m x 4.45m)

enjoying windows that overlook the delightful gardens.

Kitchen 10'7 x 7'2 (3.23m x 2.18m)

having a window to the side and well equipped with a range of cupboards, drawers and work surfaces, a single drainer sink with mixer tap, an integral slimline dishwasher and a four ring electric cooker hob with extractor hood above and an electric oven below.

Bedroom One 14' x 10'7 (4.27m x 3.23m)

enjoying a window that overlooks the communal gardens and a built in double wardrobe.

Bedroom Two 14'8 x 9'3 (4.47m x 2.82m)

with two windows, a small dressing area which also offers a built in double wardrobe and a door to:

Ensuite with an obscure glazed window, a chrome heated towel rail and a white suite comprising a panel bath, low level WC and a wash basin.

Shower Room

offering a modern white suite comprising a low level WC, wash basin and a corner shower.

The Facilities

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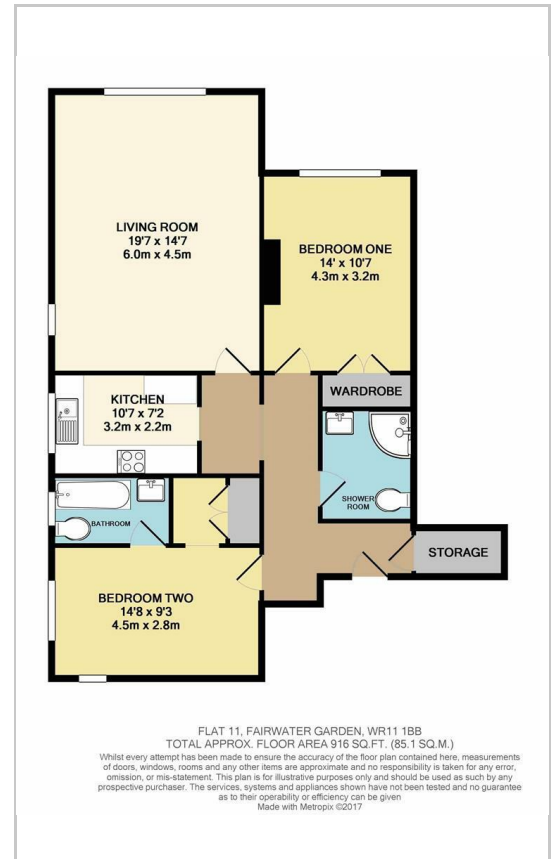
All of the rooms are fitted with emergency helplines, whilst outside enjoys delightful gardens with wide lawns, pathways and a paved terrace that overlooks the ornamental pond with its feature fountain.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Area Map



Floor Plans



Energy Efficiency Graph

