



# Leggett & James

The Vale of Evesham Property Experts



## 10 Codling Road

Evesham, Worcestershire, WR11 3JE

£1,100 PCM



This well appointed three bedroom semi detached house is set on The Orchards development and presented in good order throughout. Council Tax Band C. EPC Rating B. Deposit of £1200 required.



## Hall

with storage cupboard

## Cloakroom

with white suite comprising low flush WC and wash hand basin

## Living Room

A good sized room with upvc French doors to the rear opening onto the garden. under stairs cupboard

## Kitchen

with a range of fitted drawer and cupboard base units with matching wall cupboards over. upvc double glazed window to front. 4 ring gas hob and extractor hood over. Built in electric oven. Space for washing machine. Space for fridge freezer

## Bedroom One

with a range of 2 single and 1 double wardrobes. upvc double glazed window. door to

## En-Suite Shower Room

with white suite comprising, low flush WC, wash hand basin and shower cubicle.

## Bedroom Two

a double sized bedroom with upvc double glazed window

## Bedroom Three

A single bedroom with upvc double glazed window.

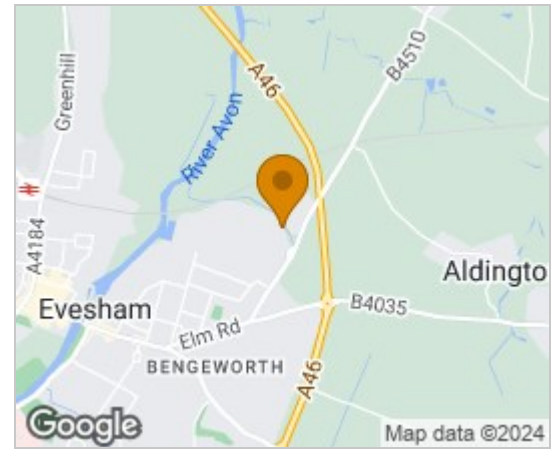
## Bathroom

with white suite comprising. low flush WC and wash hand basin, Panelled bath and upvc double glazed window.

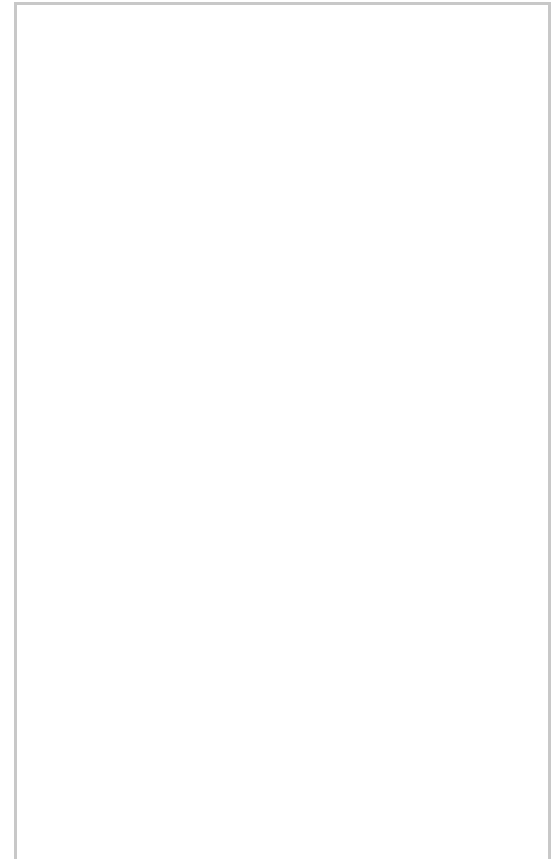
## Garden

with patio area and lawn with border. Shed. Side access to front via gate.

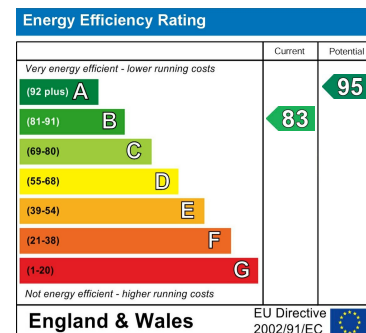
## Area Map



## Floor Plans



## Energy Efficiency Graph



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