



Leggett & James

The Vale of Evesham Property Experts



Flat 6, Abbot Lichfield House,

Vine Street, Evesham, WR11 4RE

Asking Price £150,000



This second floor apartment is set in a lovely part of historic Evesham with views from the front towards the iconic Bell Tower.

The property offers generous accommodation with two double bedrooms, a stylish modern kitchen and bathroom, along with an open plan living dining room. There is also the benefit of a recently installed and serviced Worcester gas combination boiler and the potential opportunity of converting the generous loft space.

Viewing of this excellent example is highly recommended to appreciate it's convenient location and comfortable accommodation.



The Entrance

The building is entered from Vine Street, with stairs rising to the front door of the apartment.

Reception Hall

with doors leading off to all rooms and access to the attic.

The attic has great headroom and is currently boarded to create some valuable storage. The space provided would appear to offer an opportunity to create a loft conversion - subject to any planning approval or building regulations.

Living Dining Room 17'3 x 12' (5.26m x 3.66m)

having three double glazed windows to the front with views towards Evesham's historic Bell Tower, panel radiator, TV connection and a door to:

Kitchen

with a double glazed window to the front and well equipped with a modern range of cupboards, drawers and work surfaces. There is a cooker point, a single drainer sink with mixer tap, space for a fridge and plumbing for a washing machine. There is also a recently installed Worcester gas combination boiler.

Bedroom One 12'10 x 13'3 max (3.91m x 4.04m max)

with a double glazed window to the rear and a panel radiator.

Bedroom Two 9'3 x 9'3 (2.82m x 2.82m)

with a double glazed window to the rear and a panel radiator.

Bathroom

with a double glazed window to the rear and fitted with a stylish modern white suite comprising a low level WC, a vanity wash basin with storage below and a panel bath, which enjoys a feature tiled surround, glass splash screen and a Mira electric shower. There is also a heated towel rail.

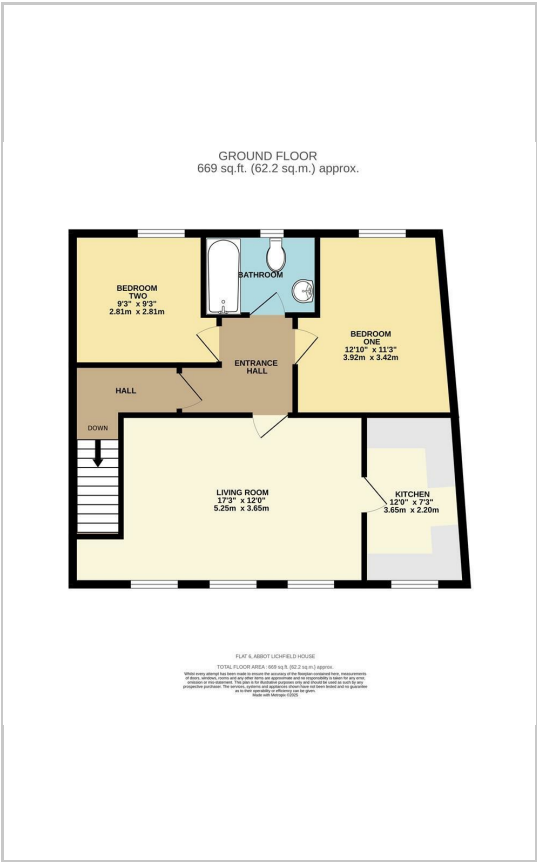
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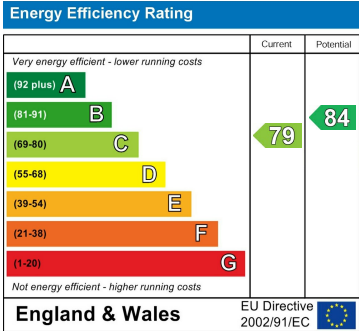
Area Map



Floor Plans



Energy Efficiency Graph



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