



Meadow Road, South Littleton, WR11 8YE

**SHELDON
BOSLEY
KNIGHT**

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Property Description

A modern semi-detached home tucked away in a quiet spot within the sought-after village of South Littleton.

Upon entering, you are welcomed by the light and spacious feel of this well-designed home. The kitchen features modern units, integrated appliances, and stylish worktops. The living room, situated at the rear of the property, overlooks the garden through patio doors and is carpeted for added comfort. Additional ground floor features include a downstairs W.C.

Upstairs, there are two well-proportioned bedrooms. The family bathroom is fitted with a shower over the bath and finished to a high standard. The stairs and first floor are fully carpeted, enhancing the cosy feel of the home.

Outside, the property offers off-road parking at the front and a beautifully landscaped rear garden. The garden, mainly laid to lawn, includes a patio area, side access, and a spacious garden room, ideal for a variety of uses.

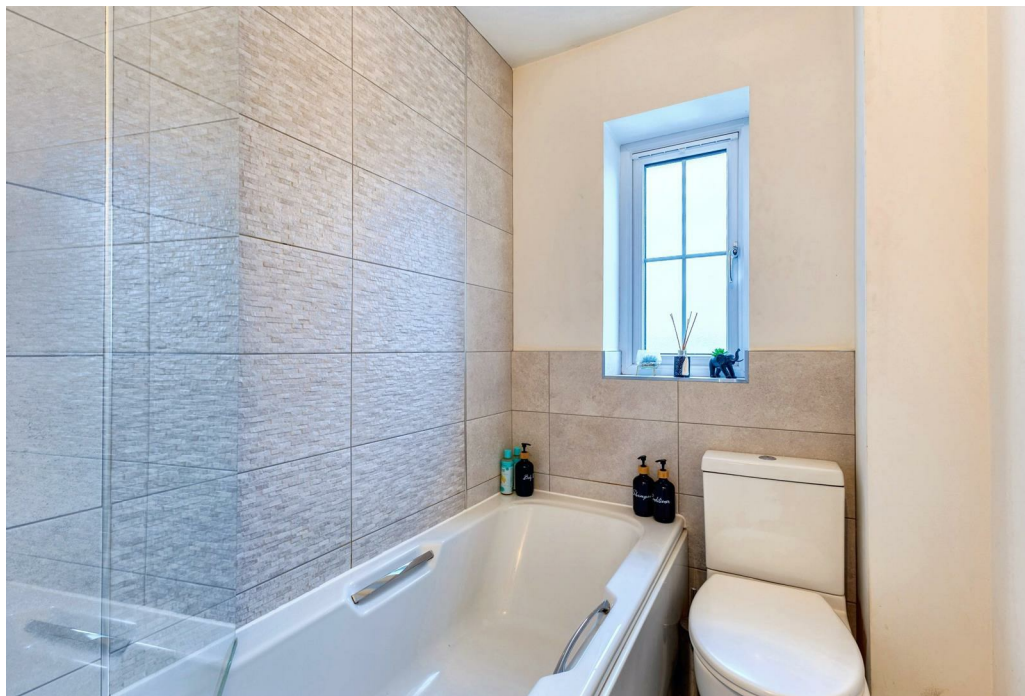
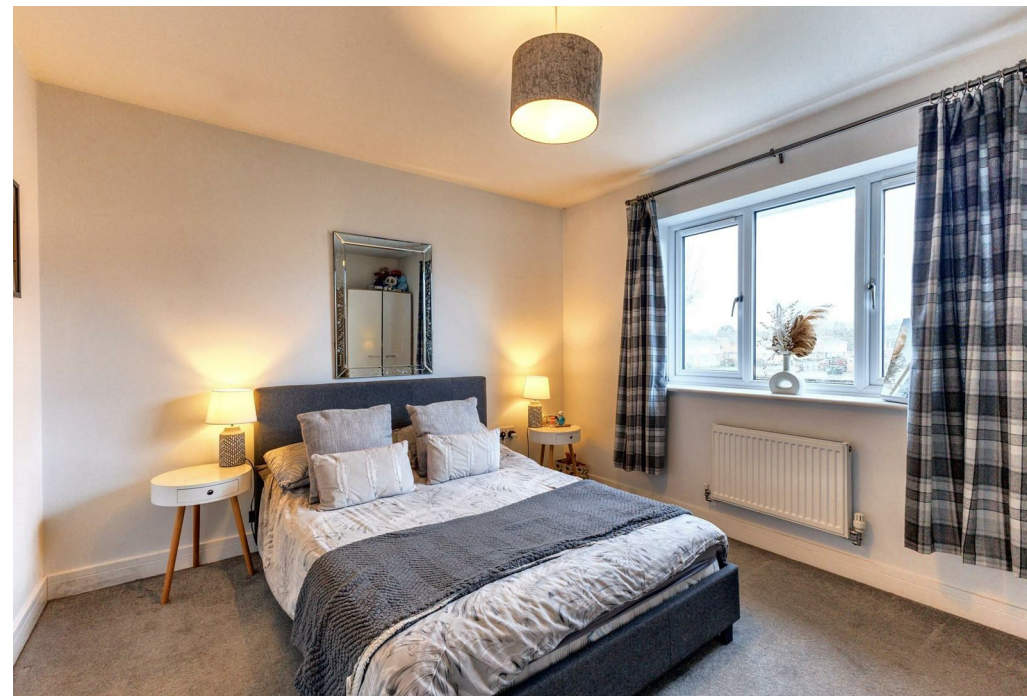




Key Features

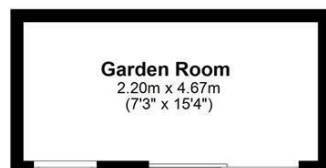
- NO ONWARD CHAIN
- TWO DOUBLE BEDROOMS
- MODERN LIVING
- LIGHT KITCHEN
- LIVING ROOM OVERLOOKING THE REAR GARDEN
- GROUND FLOOR W.C.
- FAMILY BATHROOM
- OFF ROAD PARKING
- REAR GARDEN WITH GARDEN ROOM
- EPC = B

**Guide Price
£245,000**



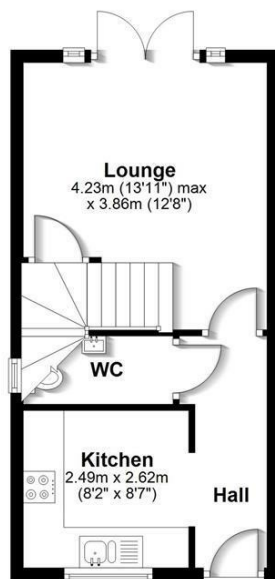
Ground Floor

Approx. 41.2 sq. metres (443.0 sq. feet)



Garden Room

2.20m x 4.67m
(7'3" x 15'4")



Lounge

4.23m (13'11") max
x 3.86m (12'8")

Kitchen

2.49m x 2.62m
(8'2" x 8'7")

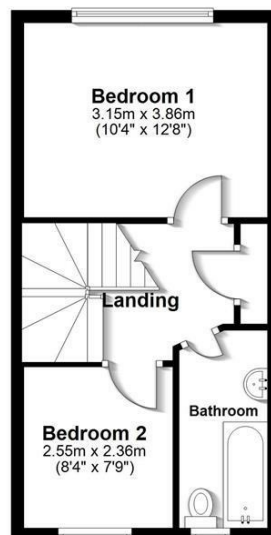
Hall

WC

Total area: approx. 72.3 sq. metres (778.2 sq. feet)

First Floor

Approx. 31.1 sq. metres (335.2 sq. feet)



Bedroom 1

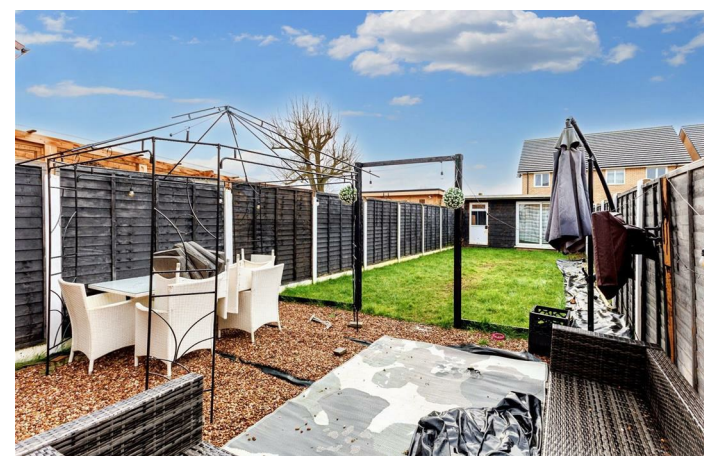
3.15m x 3.86m
(10'4" x 12'8")

Landing

Bedroom 2

2.55m x 2.36m
(8'4" x 7'9")

Bathroom



EPC Rating - B

Tenure - Freehold

Council Tax Band - C

Local Authority
Wychavon District Council



We routinely refer clients to both our recommended legal firm and a panel of financial services providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee.

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