



Crump Way, Evesham, WR11 3JG

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

Property Description

This impressive, modern detached family home offers spacious and versatile living in a quiet residential setting.

Upon entering, the hallway provides access to all ground-floor rooms, including a convenient WC, and stairs leading to the first floor. The living room is bright and airy, benefiting from multiple aspects, a feature bay window, and useful under-stairs storage. There is an open-plan kitchen and dining area, perfect for both entertaining and everyday family life. The kitchen is well-appointed with contemporary wall and base units, integrated appliances, and double doors that open out onto the rear garden.

Upstairs, a spacious landing with loft access, built-in storage, and a well-positioned window allows for plenty of natural light. There are four generously sized bedrooms and a stylish family bathroom. The primary bedroom benefits from fitted wardrobes and a private en-suite shower room.

Outside, the property offers driveway parking for two vehicles, a single garage with lighting, power, and additional storage, and a beautifully landscaped garden, which is mainly laid to lawn with a patio area, an aluminium pergola, a mixture of shrubs and bushes, door access to the garage, and side access to the front of the property. At the front, is a spacious green area - included in the sale - providing a welcoming approach to the home.





Key Features

- DETACHED FAMILY HOME
- FOUR BEDROOMS
- SPACIOUS LIVING ROOM
- FITTED KITCHEN / DINING AREA
- GROUND FLOOR WC
- PRIMARY BEDROOM WITH EN-SUITE SHOWER ROOM
- FAMILY BATHROOM
- SINGLE GARAGE
- LANDSCAPED GARDEN & OPEN GREEN SPACE TO THE FRONT
- EPC = B

Guide Price
£399,950

Location

Ideally situated within a mile from Evesham town centre, this property offers convenient access to a wealth of local amenities.

The historic market town of Evesham boasts a diverse range of facilities, including banks, supermarkets, a post office, a variety of bars and eateries, and schools catering to all ages. The town benefits from a direct train line to London and excellent road links, providing easy access to the motorway network.

Evesham also offers scenic riverside parks and a range of leisure amenities, making it an ideal location for both relaxation and recreation. Additionally, the town is well-positioned within 15 miles of the larger centres of Cheltenham, Worcester, and Stratford-upon-Avon, while the picturesque Cotswolds are just a short drive away.

Additional Information

Tenure: Freehold

Local Authority: Wychavon District Council

Council Tax Band: Band E

EPC Rating: C

Agents Note

(i) All descriptions, dimensions, reference to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending buyers should not rely on them as statements of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

(ii) Floorplans shown are for general guidance only. Whilst every attempt has been made to ensure that the floorplan measurements are as accurate as possible, they are for illustrative purposes only.





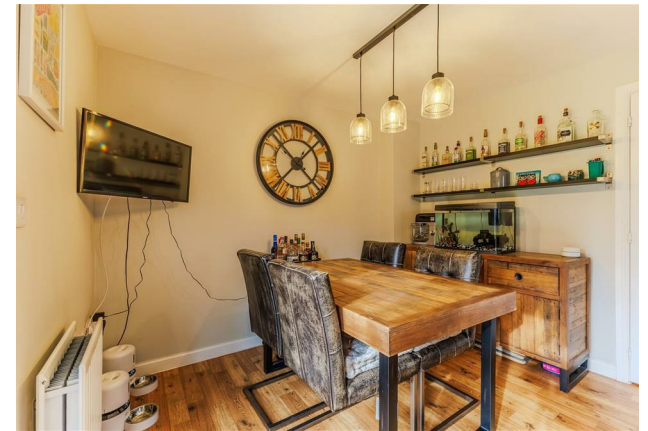


Floorplan

Ground Floor
Approx. 72.5 sq. metres (780.0 sq. feet)



Total area: approx. 126.1 sq. metres (1357.6 sq. feet)



EPC Rating - B

Tenure - Freehold

Council Tax Band - E

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