



19 Fleece Road, Broadway, WR12 7EX

Guide price £700,000

4 2 2 C



CHRISTIAN  
LEWIS  
PROPERTY



CHRISTIAN  
LEWIS

# 19 Fleece Road

## Broadway, WR12 7EX

- A detached family home situated on the popular 'The Sands' development
- Beautifully fitted kitchen/diner with bifold doors and velux windows
- Spacious and flexible accommodation
- Renovated and remodelled by the current owners
- Four bedrooms, two bathrooms
- Something slightly more well established
- Driveway and ample parking
- Walking distance to Broadway High Street
- Landscaped rear gardens
- Must be viewed to appreciate the space, size and quality it has to offer

A renovated family home situated in the corner of a quiet no through road, just minutes from Broadway High Street.

If you are looking for a stylish, modern home which offers open plan living at its very best, which is also 'turn key' ready you need to consider this option. Having been extended, fully re-wired, re-plastered, new heating system and new windows/doors by the current owners you really need to view to appreciate it in all its glory. This really is a super home for one lucky buyer.

Situated on the forever popular 'The Sands' within walking distance of all of Broadway's amenities with the added benefit of driveway, ample parking and garage. The property comprises of; porch, living room, beautifully fully fitted kitchen/diner with central island, velux's and bifold doors, utility, study/bedroom 5 and w/c. Upstairs benefits from four bedrooms, family bathroom and ensuite. Bedrooms 1,2 and 4 also have the added bonus of having fitted wardrobes.

The rear garden is a good size, low maintenance with artificial high quality turf and an attractive raised bed.

In summary this is a stunningly renovated family home in a peaceful spot offering a vast amount of space, ideal for a growing family or discerning downsizer.



### Additional Information

**Tenure:** We understand that the property is for sale Freehold.

**Local Authority:** Wychavon District Council

**Council Tax Band:** We understand that the Council Tax Band for the property is Band E

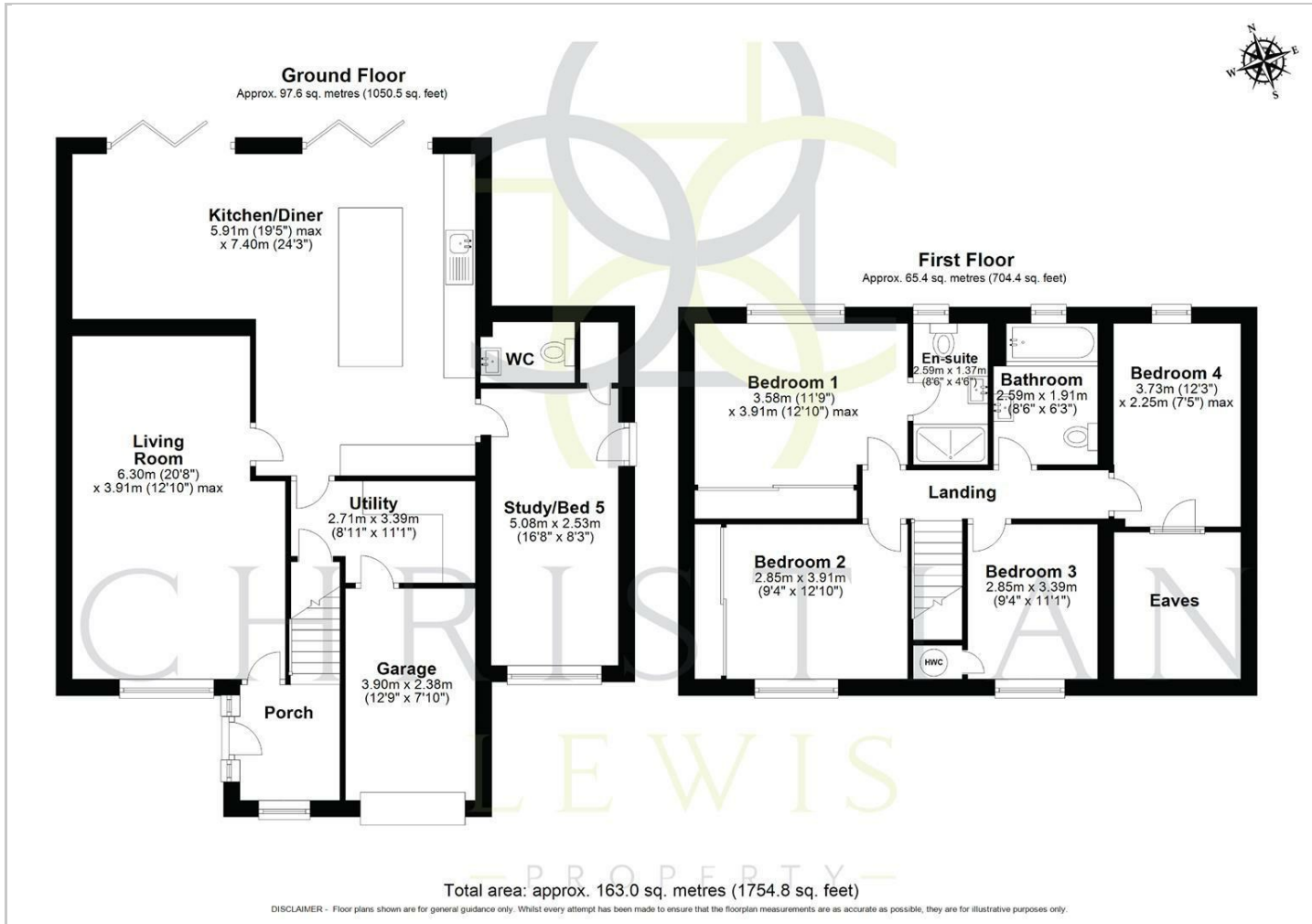
**EPC Rating:** C



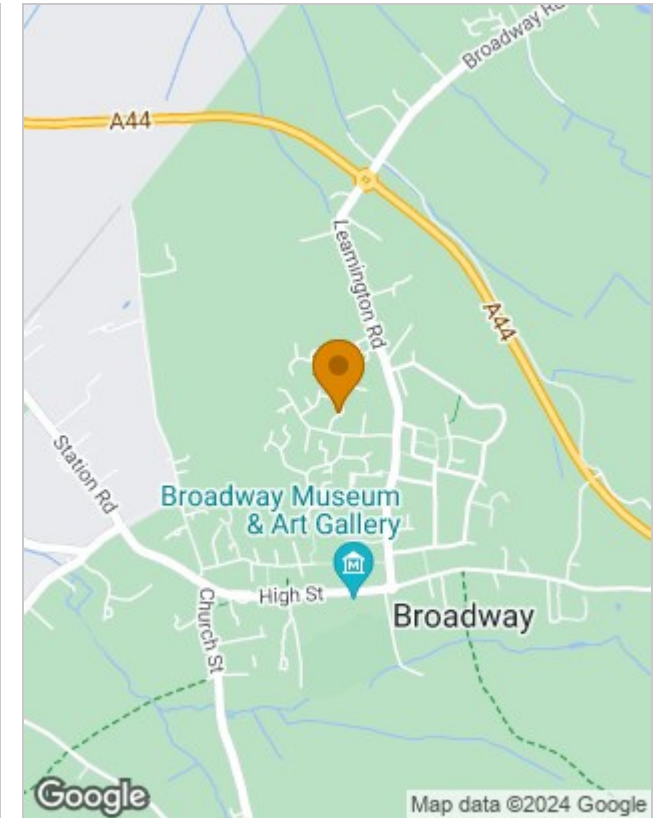




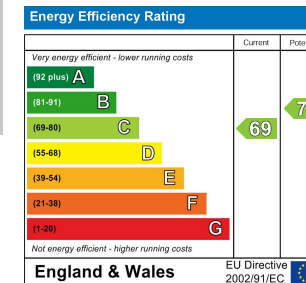
## Floor Plans



## Location Map



## Energy Performance Graph



## Viewing

Please contact our Evesham Office on 01386 442929 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.