



Bloxham Lodge, 4 Childswickham Road, Broadway, WR12 7HA

Guide price £750,000







CHRISTIAN  
LEWIS

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# Bloxham Lodge, 4 Childswickham Road

Broadway, WR12 7HA

- A superb stone home situated just minutes from Broadway High Street and the Cotswold Way
- Walled garden which is extremely low maintenance and very private
- Refurbished ensuite bathroom
- Parking plus single garage
- Sun room with log burner
- Spacious master bedroom with fitted wardrobes

Bloxham Lodge is an attractive Cotswold stone home, perfectly positioned just a few minutes' walk from Broadway High Street.

Originally designed as a four-bedroom detached home, the property has been thoughtfully remodelled and reconfigured by the current owners to create a beautifully proportioned and exceptionally spacious three-bedroom home. The result is a property that effortlessly combines traditional Cotswold character with modern comfort and functionality.

The property has been thoughtfully enhanced in recent years and comprises: hall, W/C, dining room, and a fully fitted kitchen/diner. The living room opens into a bright and airy sunroom, complete with a feature log burner. Upstairs, there are three bedrooms, including a luxurious master bedroom created by combining two former rooms, featuring fitted wardrobes and a recently refurbished ensuite. Two further bedrooms and a family bathroom complete the first floor.

Outside, the garden offers several sunny spots with seating areas, all designed for low maintenance. The property also benefits from off-road parking and a single garage.

Situated only a stone's throw from the heart of Broadway, Bloxham Lodge benefits from both convenience and tranquillity. The property offers allocated parking as well as a single garage located en bloc, ensuring practicality alongside its charm.

This versatile home will appeal to a wide range of buyers — from downsizers seeking low-maintenance luxury, to professional couples wanting proximity to the village centre, or those in search of the perfect "lock up and leave" retreat in one of the Cotswolds' most sought-after locations.



## Additional Information

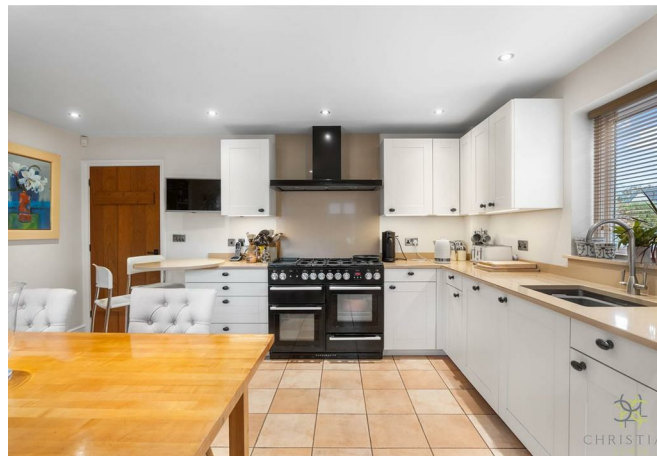
Tenure: Freehold

Local Authority: Wychavon District Council

Council Tax Band: F

EPC Rating: C

Disclaimer





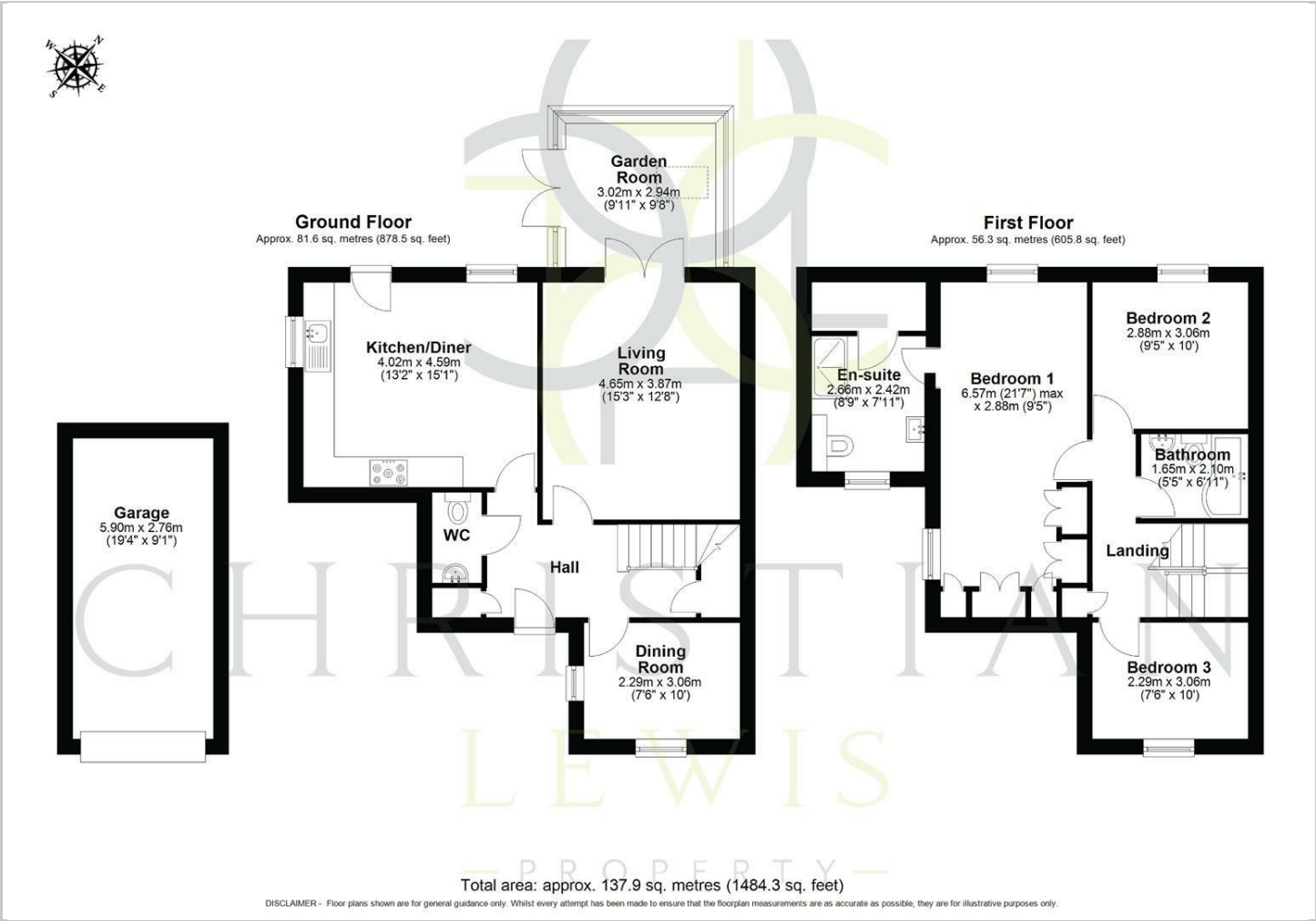






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Floor Plans



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.

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Location Map



Energy Performance Graph

