



Myatt Road, Offenham, WR11 8SB
Evesham

Guide Price
£299,950

Bedrooms: 3
Bathrooms: 1
Receptions: 2

This spacious semi-detached family home is situated in the highly regarded village of Offenham and offers excellent potential for modernisation and personalisation, allowing prospective buyers to create a home tailored to their own tastes and lifestyle.

The ground floor provides generous and well-balanced living accommodation, comprising a large lounge, a practical kitchen diner ideal for everyday family life, and a bright conservatory enjoying pleasant views over the rear garden. A useful utility room further enhances the functionality of the home.

To the first floor are three well-proportioned bedrooms and a family bathroom, offering flexible and comfortable living arrangements suitable for families, professionals, or those seeking additional space.



Externally, the property benefits from a driveway to the front and storage in the partly converted garage space.

To the rear is a private, predominantly south-facing garden, offering an excellent outdoor space with scope for landscaping or further enhancement. The plot also offers potential to extend the property, subject to the necessary planning permissions.

The home is serviced by all mains utilities and further benefits from gas central heating and double glazing throughout.



Set in the heart of the beautiful Vale of Evesham, Offenham is a highly sought-after Worcestershire village offering an exceptional balance of countryside charm and everyday convenience. Just a short distance from the historic market town of Evesham, the village enjoys a peaceful rural setting while remaining well connected to nearby towns and amenities.

Positioned alongside the River Avon, Offenham is surrounded by open countryside, scenic walking routes and riverside views, making it ideal for those who enjoy an active outdoor lifestyle or simply value a tranquil environment.

A Strong Sense of Community

The village is known for its welcoming and close-knit community, with a traditional village green and one of the tallest permanent maypoles in England forming a distinctive focal point. Regular events and local activities create a vibrant social calendar and a genuine sense of belonging.

Local Amenities

Offenham benefits from a range of local amenities including a village shop with post office, a well-regarded first school, village hall, church and a popular public house – all contributing to the ease and enjoyment of village life. More extensive shopping, dining and leisure facilities are readily available in nearby Evesham.

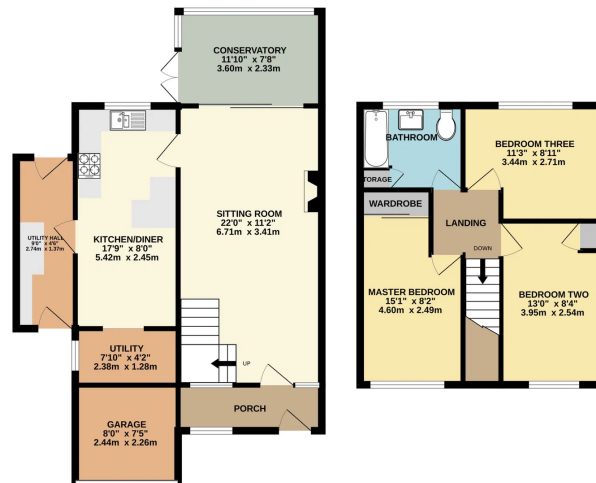
Ideal for Families & Professionals

With access to respected schools in Offenham and the surrounding area, along with good transport links to Worcester, Stratford-upon-Avon and the wider Midlands, the village appeals equally to families, commuters and those seeking a relaxed pace of life.



GROUND FLOOR
656 sq.ft. (60.9 sq.m.) approx.

1ST FLOOR
417 sq.ft. (38.7 sq.m.) approx.



71 MIWAT ROAD, OFFENHAM, WORCS
TOTAL FLOOR AREA: 1073 sq.ft. (99.7 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and do not necessarily include the area under eaves or in alcoves. This plan is for illustrative purposes only and should be used as such for any prospective purchase. The numbers, names and symbols shown here are not used and no guarantee as to their quantity or efficiency can be given.
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