



The Three Jays Blackminster, Badsey, WR11 7TD

Offers in excess of £575,000

 4  3  1  A

  
CHRISTIAN  
LEWIS  
—PROPERTY—



Offers in excess of £575,000

# The Three Jays Blackminster

Badsey, WR11 7TD

- A high end and individual detached dormer bungalow
- Three downstairs bedrooms, one with ensuite
- Energy efficient
- Large driveway providing ample parking with detached single garage
- Beautiful kitchen/dining/living that will knock your socks off
- Utility room

This exceptional, bespoke dormer bungalow has been thoughtfully designed with longevity and adaptability in mind, offering a truly future-proof living experience. Every aspect of the property reflects the expectations of contemporary living, combining innovative design with high-quality finishes to create a home that is both stylish and highly functional.

Equipped with an advanced air source heat pump system providing underfloor heating throughout, the property ensures year-round comfort with excellent energy efficiency. In addition, integrated solar panels paired with battery storage significantly reduce energy costs while supporting a more sustainable lifestyle. A dedicated electric vehicle charging point further enhances the home's forward-thinking credentials, making it perfectly suited to modern needs.

This outstanding property seamlessly blends cutting-edge technology with elegant design, presenting a rare opportunity to acquire a home that is as efficient as it is impressive.

The property comprises an entrance hall, three well-proportioned bedrooms—one benefiting from an en-suite—along with a stylish family bathroom. At the heart of the home is a beautifully designed open-plan kitchen, dining, and family area, complemented by a separate utility room.

To the first floor, a striking galleried landing leads to the impressive principal bedroom, complete with its own en-suite facilities.

A driveway runs alongside the property, leading to a detached garage fitted with an electric roller door, internal lighting, power supply, and a secure multi-lever side access door.

To the rear, the property features well-designed areas of decorative paving that connect seamlessly to the bi-fold doors, creating an ideal setting for outdoor dining and entertaining.

The garden is further complemented by neatly maintained lawned areas, bordered by a mature conifer hedge that provides a high degree of privacy.



## Additional Information

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

**Local Authority:** Wychavon District Council

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

**EPC Rating** A

## DISCLAIMER

Whilst we make enquiries with the Seller to ensure the information provided is accurate, Christian Lewis makes no representations or warranties of any kind with respect to the statements contained in the particulars which should not be relied upon as representations of fact. All representations contained in the particulars are based on details supplied by the Seller.

Your Conveyancer is legally responsible for ensuring any purchase agreement fully protects your position.

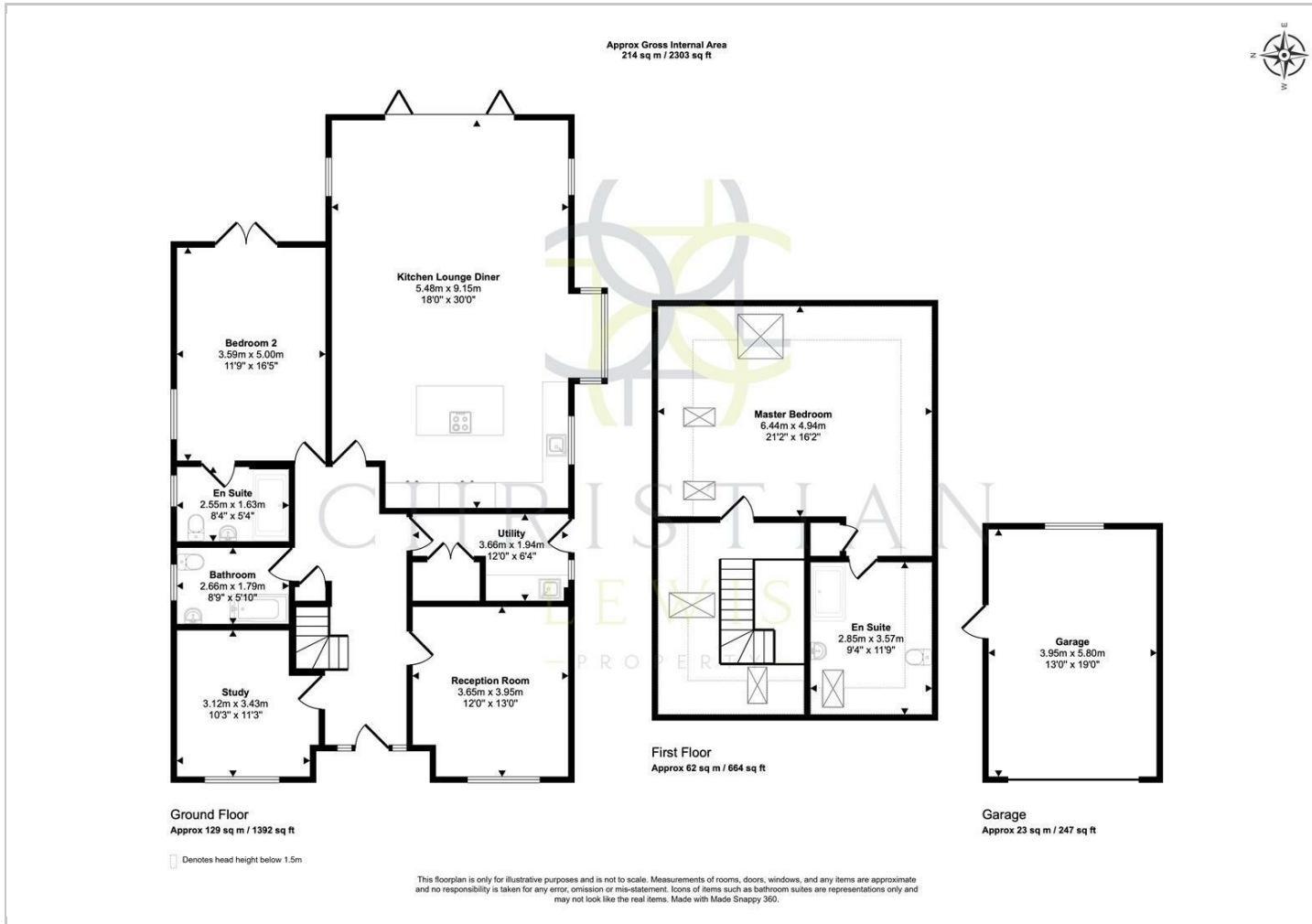
Please inform us if you become aware of any information being inaccurate.



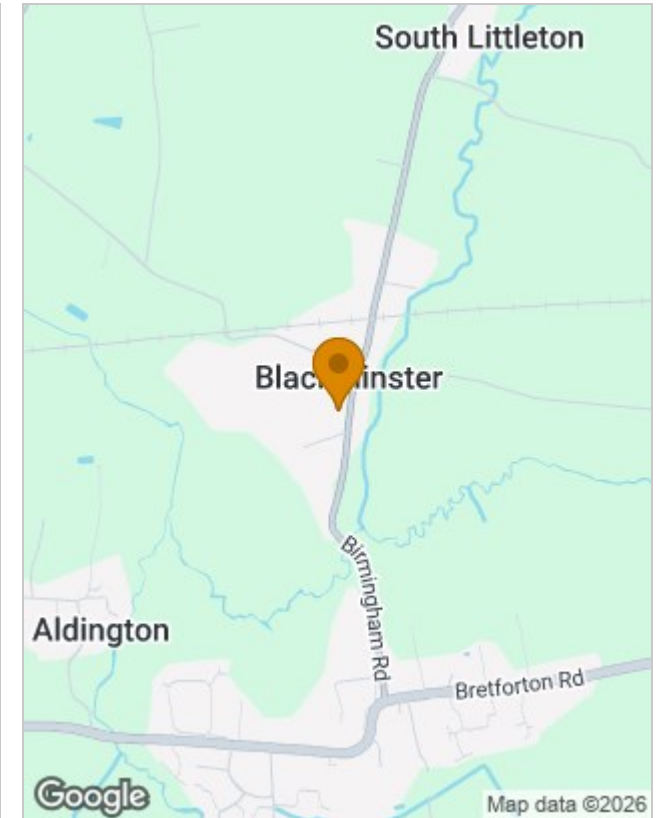




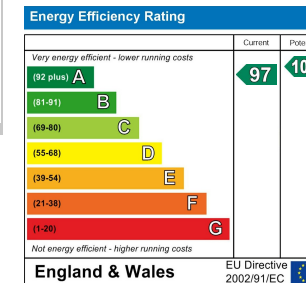
## Floor Plans



## 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.