



The Edgecote

Maypole Place | | Evesham | WR11 3DX

Guide Price £499,950

COOPER & CO

Key features

- Detached New Build Bungalow
- 2 Double Bedrooms 2 Bathrooms
- Fabulous High Quality Finish Through-Out
- Over 1350 sqft
- Detached Garage & Driveway
- Exclusive Kendrick Homes Development
- Envable Position
- Air source heat pump serving underfloor heating
- Photo voltaic panels providing renewable electricity
- **VIEWINGS AVAILABLE 7 DAYS A WEEK**

Description

****BRAND NEW DETACHED BUNGALOW, HIGH QUALITY FINISH THROUGH-OUT WITH 2 DOUBLE BEDROOMS, 2 BATHROOMS AND DETACHED GARAGE & DRIVEWAY SET IN AN EXCLUSIVE KENDRICK HOMES DEVELOPMENT**** Internally boasting 2 double bedrooms, ensuite to master, open plan Kitchen/ Diner, separate lounge and utility room. Externally the property benefits from a detached garage, driveway for 2 cars and beautifully landscaped front and rear gardens set in an enviable position within the development.

Directions





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2 bedroom bungalow

Plot 7 (detached)

Total house size: **1352 sq.ft.**

Ground floor

Bedroom 1

4125 x 3972mm
(13'6" x 13')

Ensuite

1735 x 2196mm
(5'8" x 7'2")

Bedroom 2

4125 x 3310mm
(13'6" x 10'10")

Bathroom

2610 x 2529mm
(8'7" x 8'4")

Reception 1

4159 x 4728mm
(13'8" x 15'6")

Kitchen

2700 x 3775mm
(8'10" x 12'5")

Family

3998 x 3270mm
(13'1" x 10'9")

Dining

3428 x 3333mm
(11'3" x 10'11")

Utility

2100 x 1554mm
(6'11" x 5'1")



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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