



# Leggett & James

The Vale of Evesham Property Experts



## 2 Foster Road

, Evesham, WR11 1DF

Offers Over £350,000



\*\*\*WELL PRESENTED DETACHED TWO DOUBLE BEDROOM BUNGALOW WITH SPACIOUS & MATURE REAR GARDEN LOCATED WITHIN A PEACEFUL CUL DE SAC\*\*\*

This beautifully presented detached bungalow boasts two double bedrooms, modern bathroom, elegant kitchen/diner and a wonderful mature rear garden. The property is a real 'must view' for those looking for a spacious bungalow in turn-key condition.



## The Property

As you approach the property you will appreciate it's position within a peaceful no through road. To the front of the home is a generous block paved driveway for multiple vehicles, which leads to both the garage and front door of the home.

The spacious accommodation comprises: entrance hall, living room, kitchen/diner, utility/conservatory, two double bedrooms, modern bathroom.

The property further benefits from gas central heating and double glazing throughout.

Tenure - Freehold  
Council Tax Band - C

## Entrance Hall

The welcoming central entrance hall has doors opening into the living room, kitchen/diner, both double bedrooms and the modern bathroom. The entrance hall has a panel radiator and useful storage cupboard.

## Living Room 15'0 x 13'7 (4.57m x 4.14m)

The light and airy living room is the perfect place to relax and unwind. The room has a double glazed window to the front aspect, panel radiator and electric fireplace with decorative surround.

## Kitchen Diner 18'11 x 9'0 (5.77m x 2.74m)

The elegant and well kept kitchen/diner is a wonderful entertaining space. The room has double glazed windows to the side and rear aspects, door opening into the utility/conservatory and a panel radiator. The kitchen has a range of wall & base units, sink with drainer and a range of built in appliances, including Neff under counter fridge, Neff under counter freezer, AEG microwave, Neff electric oven and gas hob.

## Utility / Conservatory 9'4 x 7'1 (2.84m x 2.16m)

This useful and versatile room started life as a conservatory and is now used as a utility room, with double glazed windows to the rear and both side aspects and double glazed patio doors opening into the rear garden the room is light and bright and could make a beautiful area to sit and enjoy views of the garden. The room has space for a washing machine & tumble dryer and a Belfast sink.

## Bedroom One 12'7 x 9'10 (3.84m x 3.00m)

Double bedroom with double glazed window to the front aspect, panel radiator and built in wardrobes.

## Bedroom Two 12'10 x 8'11 (3.91m x 2.72m)

Double bedroom with double glazed window to the rear aspect and panel radiator.

## Bathroom 9'0 x 4'10 (2.74m x 1.47m)

The modern bathroom has a double glazed window to the rear aspect and and panel radiator. The suite comprises of low level WC, hand wash basin, bath with shower over.

## Garage 19'6 x 9'5 (5.94m x 2.87m)

The useful garage has an electric garage door to the front aspect and to the rear there is a personnel door leading to the rear garden (ideal for moving items from the front to the rear of the property) and a double glazed window.

## Outside

Upon arrival at the property you will appreciate it's position within a peaceful no through road. To the front of the home is a generous block paved driveway for multiple vehicles, which leads to both the garage and front door of the home.

At the rear of the property is a well established and spacious rear garden. There is a generous patio with lawn beyond, established trees and planed borders. At the rear corner of the garden is an additional garage.

## Referrals

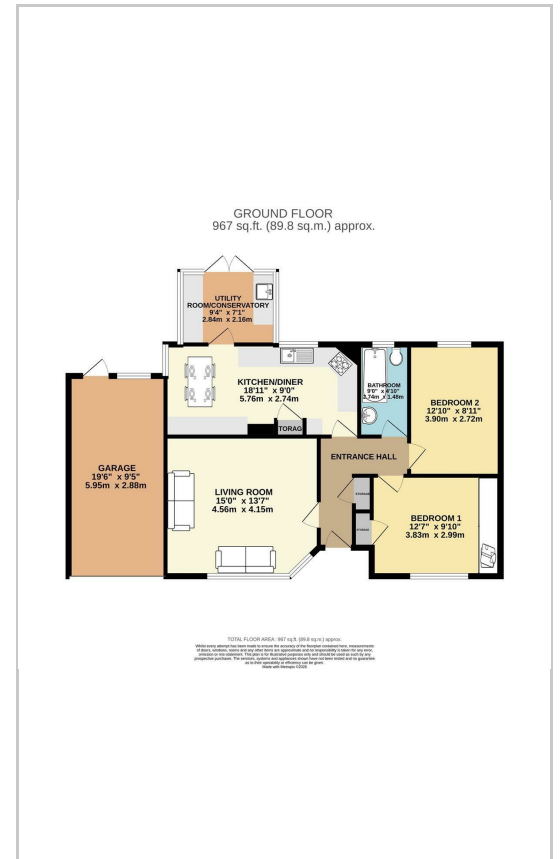
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## Area Map



## Floor Plans



## Energy Efficiency Graph

