



Manor Farm Lane, Pinvin, Pershore, WR10 2ES

**SHELDON
BOSLEY
KNIGHT**

LAND AND
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PROFESSIONALS

Property Description

*** VIEWING HIGHLY ADVISED - NO ONWARD CHAIN ***

A detached home offering spacious, versatile and well maintained accommodation situated in a quiet cul de sac location enjoying a high degree of privacy in the heart of this popular and sought after village. The location provides easy access to Pershore, local schooling, national road and rail networks.

Located - what3words: Manor Farm Lane
stands.dislodge.kitchen & Ashdown
cigar.lifestyle.bloomers

The accommodation in brief comprises:

Porch
Reception Hall
Lounge
Dining Room
Kitchen Utility Room
Study/Bedroom 4
Three Double Bedrooms - 1 x Ground Floor 2 x
First Floor - main Bedroom with Ensuite Shower
Room
Bathroom - Ground Floor

Outside, the property stands in a generous mature private plot with a walled lawned fore garden with paved patio area. A gated mono block frontage/driveway providing off road parking for 4+ cars accessing a Detached Double Garage (with up & over door, power and light and a side courtesy door). Outside courtesy light & cold water tap. Private southerly aspect.

Services: All mains services are connected. Central heating & double glazing is installed.



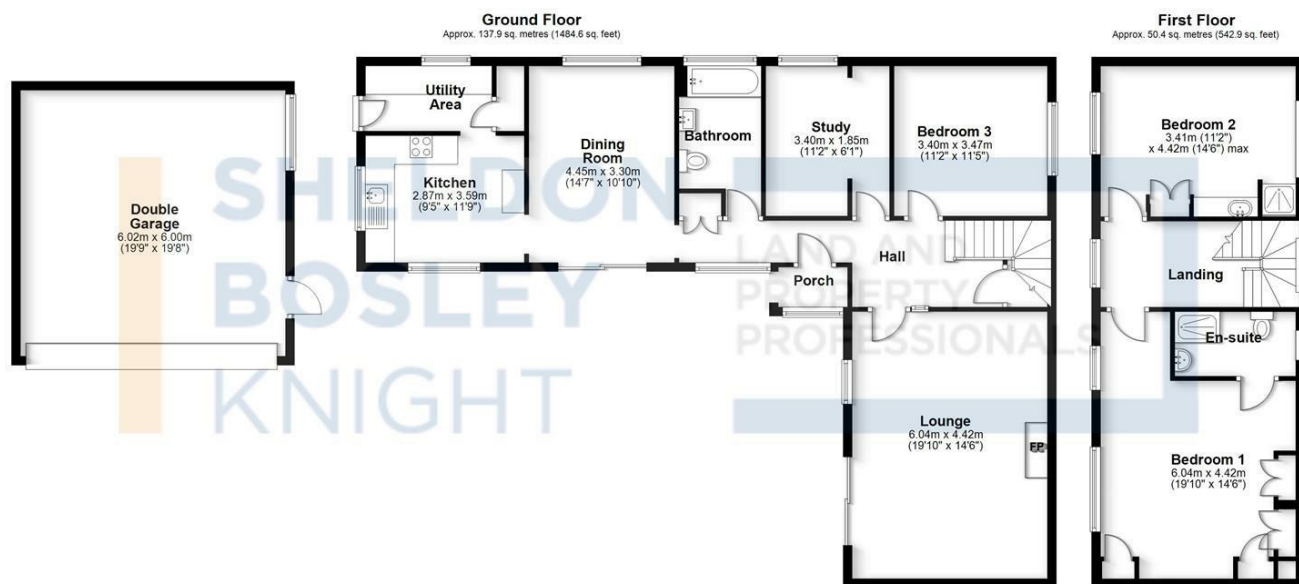


Key Features

- PRIVATE CUL DE SAC LOCATION
- SPACIOUS, VERSATILE AND WELL MAINTAINED
- NO ONWARD CHAIN
- SOUTH ASPECT GARDEN
- OFF ROAD PARKING FOR 4+ CARS AND A DOUBLE GARAGE
- GAS CENTRAL HEATING & DOUBLE GLAZING
- SOUGHT AFTER LOCATION
- LOCAL SCHOOL CATCHMENT AREA WITH BUS ROUTE
- VIEWING HIGHLY ADVISED
- DO NOT MISS OUT!

**Or Nearest Offer
£550,000**





Total area: approx. 188.4 sq. metres (2027.5 sq. feet)
All efforts have been made to ensure the measurements are accurate, however these are for guidance purposes only.
Plan produced using PlanUp.



EPC Rating - D

Tenure - Freehold

Council Tax Band - F

Local Authority
Wychavon



We routinely refer clients to both our recommended legal firm and a panel of financial services providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee.

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