



2 Beach Close, Evesham, WR11 1GH

Offers in excess of £425,000





CHRISTI  
LEWIS

Offers in excess of £425,000

# 2 Beach Close

Evesham, WR11 1GH

- Refurbished throughout
- Parking for multiple cars
- Four bedrooms, two bathrooms
- Peaceful position

## A RENOVATED FAMILY HOME LOCATED IN A PEACEFUL POSITION

Tastefully enhanced and thoughtfully renovated by the current owners, this impressive four-bedroom detached family home is ideal for buyers seeking generous living space with no further work required. Beautifully presented throughout, the property is ready to move into and offers a superb blend of comfort, style, and practicality.

Occupying a quiet and secluded position on Beach Close, the home is tucked away in a corner plot with no passing traffic, creating a peaceful and private setting that will appeal to a wide range of buyers, particularly families and those seeking a tranquil residential location.

The well-planned accommodation comprises a welcoming porch leading into a spacious entrance hall, a separate dining room, a comfortable living room, and a modern kitchen/breakfast room ideal for everyday family life and entertaining. Additional ground-floor conveniences include a utility room and a WC.

To the first floor, the property offers four well-proportioned bedrooms, including a generous principal bedroom benefiting from an ensuite shower room, along with a contemporary family bathroom serving the remaining bedrooms. Outside there is driveway providing parking for multiple cars and rear garden.



## 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 E

EPC Rating C

## 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.





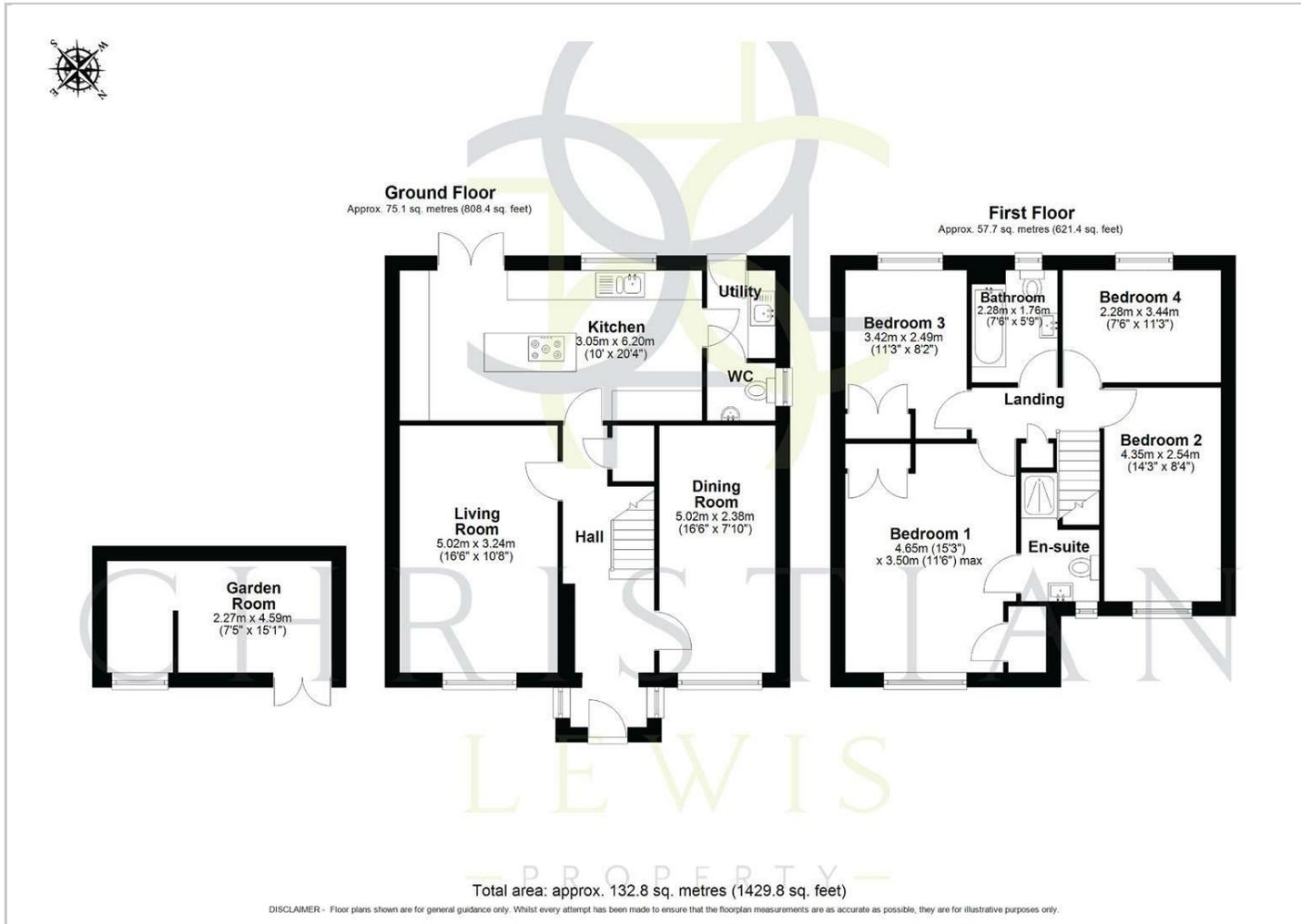


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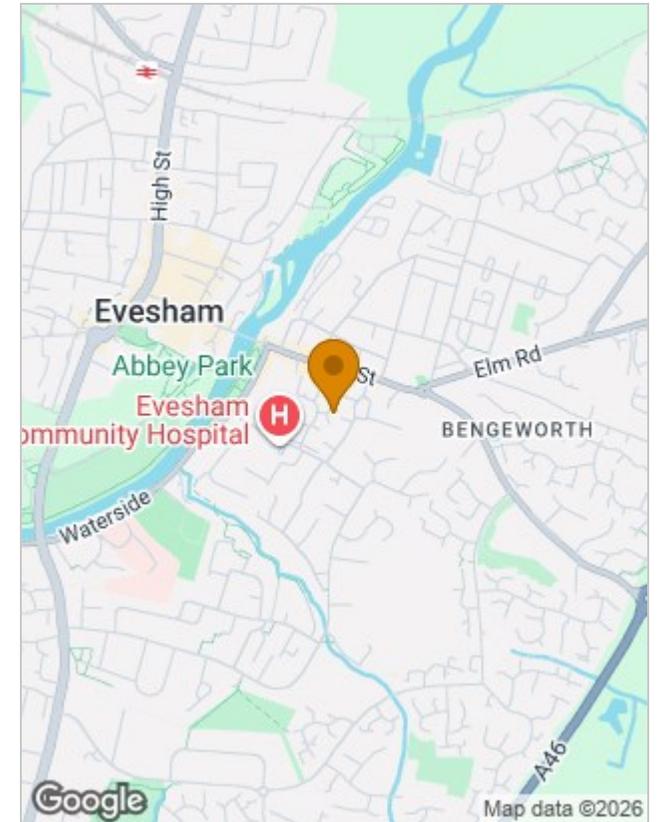


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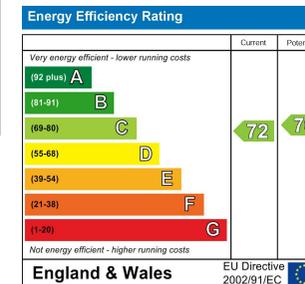
## Floor Plans



## 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.