



Leggett & James

The Vale of Evesham Property Experts



24 North Road

Evesham, Worcestershire, WR11 3AY

Asking Price £240,000



CHAIN FREE THREE DOUBLE BEDROOM PERIOD FAMILY HOME WITH GENEROUS GROUND FLOOR LIVING ACCOMMODATION, TWO BATHROOMS AND OFF ROAD PARKING SPACE

This well presented period family home is offered to the market with NO ONWARD CHAIN. The property boasts three double bedrooms, two bathrooms and a flexible and spacious ground floor layout.



The Property

Upon arrival at the property you will find a well maintained front yard with a pathway leading to the home, there is a useful storm porch leading to the front door.

To the rear of the property is a generous and low maintenance rear garden with a rear gate leading out to a useful parking space.

The spacious ground floor comprises: entrance hall, front reception room, rear reception room, lobby area, kitchen, dining room, shower room/utility.

The first floor comprises: first floor landing, two double bedrooms and the family bathroom.

The second floor comprises: double bedroom with built in wardrobe.

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

Tenure - Freehold
Council Tax Band - B

Entrance Hall

The welcoming entrance hall makes a great first impression for the home. The entrance hall has a panel radiator and stairs rising to the first floor accommodation.

Front Reception Room 11'9 x 9'5 (3.58m x 2.87m)

The front reception room has a double glazed bay window to the front aspect and a panel radiator. The room is open to the rear reception room, offering a sociable, open plan living area.

Rear Reception Room 12'4 x 11'5 (3.76m x 3.48m)

The rear reception room has a feature fireplace, panel radiator and useful under stairs storage cupboard. The room is open to the front reception room, offering a sociable, open plan living area.

Kitchen 9'3 x 7'11 (2.82m x 2.41m)

The modern kitchen has a range of wall & base units, eye level electric oven, electric hob, sink with drainer and space for a dishwasher. There is useful lobby area between the kitchen & dining room with space for a fridge freezer.

Dining Room 9'1 x 7'9 (2.77m x 2.36m)

The dining room has double glazed patio doors opening into the rear garden and a panel radiator. The room could also be used for other purposes, such as a play room or work from home space.

Ground Floor Shower Room / Utility 9'2 x 6'11 (2.79m x 2.11m)

The ground floor shower room has an obscured double glazed window to the rear aspect and panel radiator. The suite comprises of a low level WC, hand wash basin and corner shower cubicle. The room also doubles up as a utility with an area of worktop and space underneath for a washing machine and tumble dryer.

First Floor Landing

The first floor landing has doors opening into bedrooms one & three and the family bathroom. There is the benefit of a useful storage cupboard and a door leading to the stairs that rise to the second floor bedroom.

Bedroom One 15'3 x 9'3 (4.65m x 2.82m)

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

Bedroom Three 11'5 x 9'0 (3.48m x 2.74m)

Double bedroom with double glazed window to the rear aspect, pane radiator and built in wardrobe.

Bathroom 9'3 x 7'11 (2.82m x 2.41m)

The family bathroom has an obscured double glazed window to the rear aspect, panel radiator and useful storage cupboard. The modern suite comprises of a low level WC, hand wash basin and bath.

Bedroom Two 14'1 x 10'8 (4.29m x 3.25m)

Double bedroom with 'Velux' style window to the rear aspect, panel radiator and built in wardrobe.

Outside

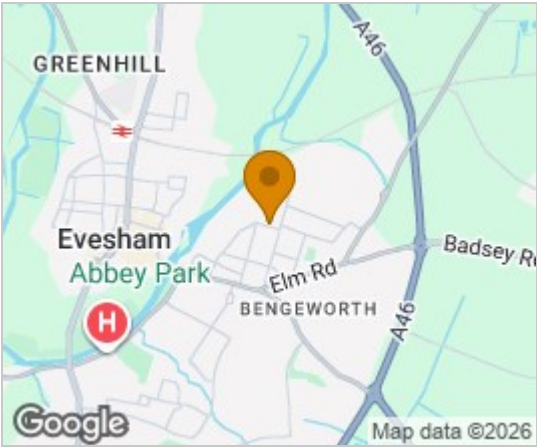
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Referrals

We routinely refer to the below companies in connection with our business. It is your decision whether you choose to deal with these. Should you decide to use a company below, referred by Leggett & James Ltd, you should know that Leggett & James Ltd would receive the referral fees as stated. Team Property Services £100 per transaction on completion of sale and £30 of Love2Shop vouchers on completion of sale per transaction.

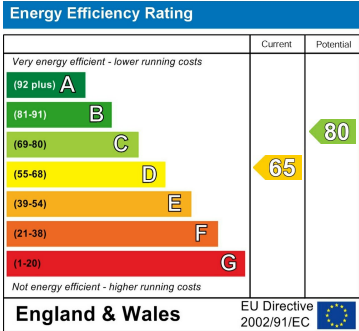
Area Map



Floor Plans



Energy Efficiency Graph



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