



Leggett & James

The Vale of Evesham Property Experts



Flat 2, 49 Bridge Street

, Evesham, WR11 4SG

Asking Price £120,000



CHAIN FREE MODERN ONE BEDROOM APARTMENT LOCATED WITHIN THE HEART OF EVESHAM TOWN AND WITHIN EASY REACH OF ALL LOCAL AMENITIES, TRAIN STATION AND RIVERSIDE PARK

This stylish and modern apartment is offered to the market with no onward chain. The property is well located within the heart of Evesham town and within easy reach off all local amenities, Evesham train station and the beautiful riverside abbey park.



The Property

The apartment is accessed to the rear of the building via a communal entrance hall shared with only one other apartment.

The accommodation comprises: Entrance hall with stairs leading to the second floor where you will find the second floor landing, open plan lounge/diner/kitchen, modern shower room and double bedroom.

The property further benefits from electric heating and can be purchased furnished (please ask the agent for further details).

Tenure - Leasehold
Council Tax Band - A

Lease details:

Lease Length - 999 years from 2019
Ground Rent - £0 (peppercorn ground rent)
Service Charge - 1/3 of the annual buildings insurance.

Entrance Hall 6'1 x 5'1 (1.85m x 1.55m)

The welcoming entrance hall has a useful storage cupboard and stairs rising to the living accommodation above.

Second Floor Landing

The light and airy landing area has doors offering access to the double bedroom, modern shower room and open plan lounge/diner/kitchen.

Open Plan Lounge/Diner/Kitchen 15'1 x 12' (4.60m x 3.66m)

The spacious and modern open plan living area has a double glazed window to the front aspect and an electric panel radiator. The kitchen has a range of wall and base units with an electric oven & hob, sink with drainer and space for an 'American style' fridge freezer.

Bedroom 12'10 x 8'1 (3.91m x 2.46m)

Stylish double bedroom with an electric panel radiator and double glazed window to the rear aspect. The bedroom benefits from built in furniture including two bed side tables, dressing table and wardrobe.

Shower Room 5'1 x 4' (1.55m x 1.22m)

The modern shower room comprises of a low level WC, hand wash basin, corner shower cubicle and heated towel rail.

Referrals

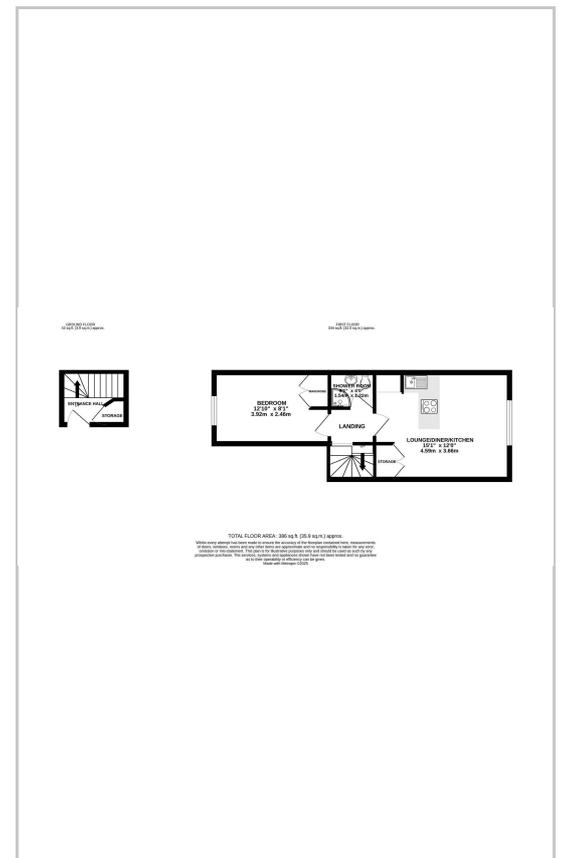
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Area Map



Floor Plans



Energy Efficiency Graph

