



52 Lime Tree Avenue, Broadway, WR12 7BD

Offers over £325,000





52 Lime Tree Avenue

Broadway, WR12 7BD

- Four bedrooms
- Traditional property
- Close to the high street
- Extended
- Popular location
- Chain free

This substantially extended traditional family home is set on the ever-popular Lime Tree Avenue, a location highly sought after for its convenience and community feel.

The property is being offered to the market with no onward chain, presenting an excellent opportunity for buyers to secure a spacious home with plenty of potential. With its generous proportions and versatile layout, this is the ideal property for those wishing to modernise, personalise, and truly make it their own.

The property offers well-proportioned and versatile accommodation arranged over two floors. On the ground floor, you are welcomed by a porch and entrance hall, leading to a convenient guest W/C, a bright and spacious living room, a kitchen/diner ideal for family meals and entertaining, and a garden room providing additional living space with views over the rear garden.

Upstairs, the first floor features four generously sized bedrooms together with a family bathroom, making this an excellent home for growing families. Outside there is a low maintenance rear garden.

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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 C

EPC Rating: D

Disclaimer

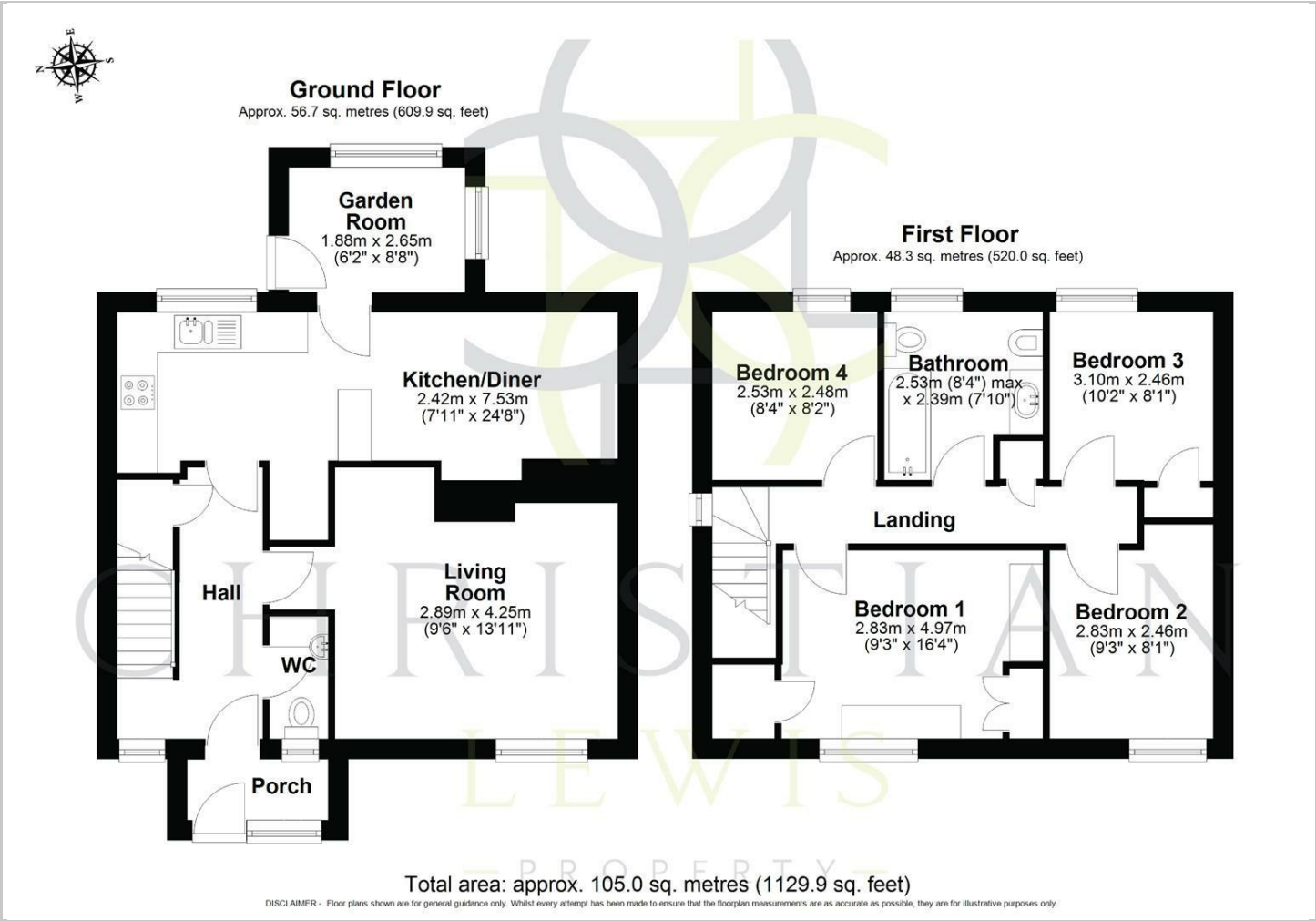
Whilst we make enquiries with the Seller to ensure the information provided is accurate, Christian Lewis makes no representations or warranties of any kind with respect to the statements contained in the particulars which should not be relied upon as representations of fact. All representations contained 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.







Floor Plans



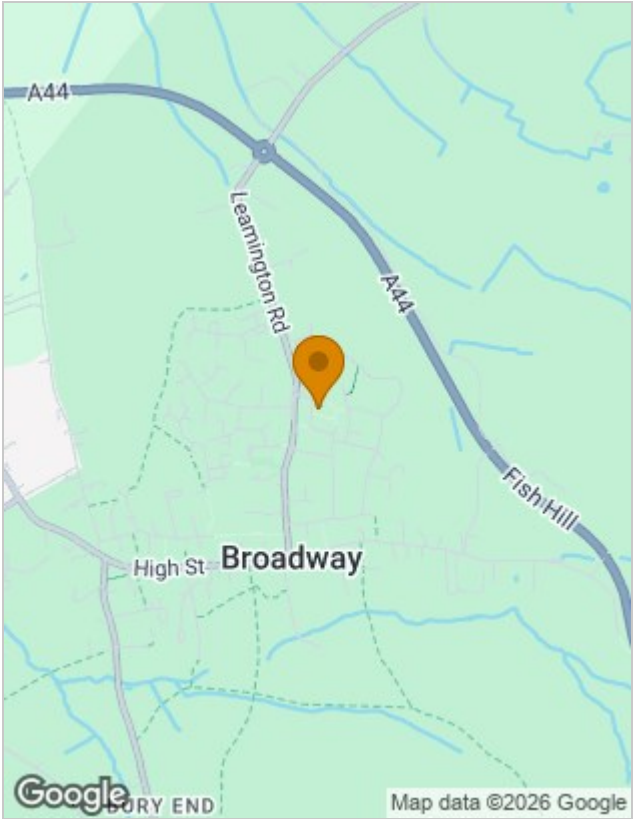
Viewing

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.

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Location Map



Energy Performance Graph

