



Evesham Road, Alkrington, Manchester, M24

- NO CHAIN
- LARGE PLOT OVER 1,800 SQ FT
- DRIVEWAY FOR AMPLE VEHICLES
 - SOUGHT AFTER LOCATION
 - THREE DOUBLE BEDROOMS
- DETACHED BUNGALOW
 - EXTENDED
 - CONSERVATORY
- UTILITY AND STORE ROOM
- VIEWING RECOMMENDED!

Asking Price £525,000

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NO CHAIN. EXTENDED BUNGALOW. Located in the highly sought-after area of Alkington, this extended detached bungalow on Evesham Road offers a perfect blend of comfort and style. Spanning over a generous plot of 1,800 square feet, this property is ideal for those seeking spacious living in a tranquil setting.

Upon entering, you are greeted by two inviting reception rooms, providing ample space for relaxation and entertaining. The bungalow boasts three well-appointed bedrooms, two of which feature en-suite bathrooms, ensuring privacy and convenience for family members or guests. The third bathroom adds to the practicality of the home, making it suitable for a variety of lifestyles.

The heart of this property is undoubtedly the conservatory, which overlooks the beautifully landscaped rear garden. This serene outdoor space is perfect for enjoying sunny afternoons or hosting gatherings with friends and family. The garden is a true oasis, offering a peaceful retreat from the hustle and bustle of daily life.

Additionally, the driveway is designed to accommodate ample vehicles, providing ease of access and parking for residents and visitors alike. This feature is particularly valuable in a location where space is at a premium.

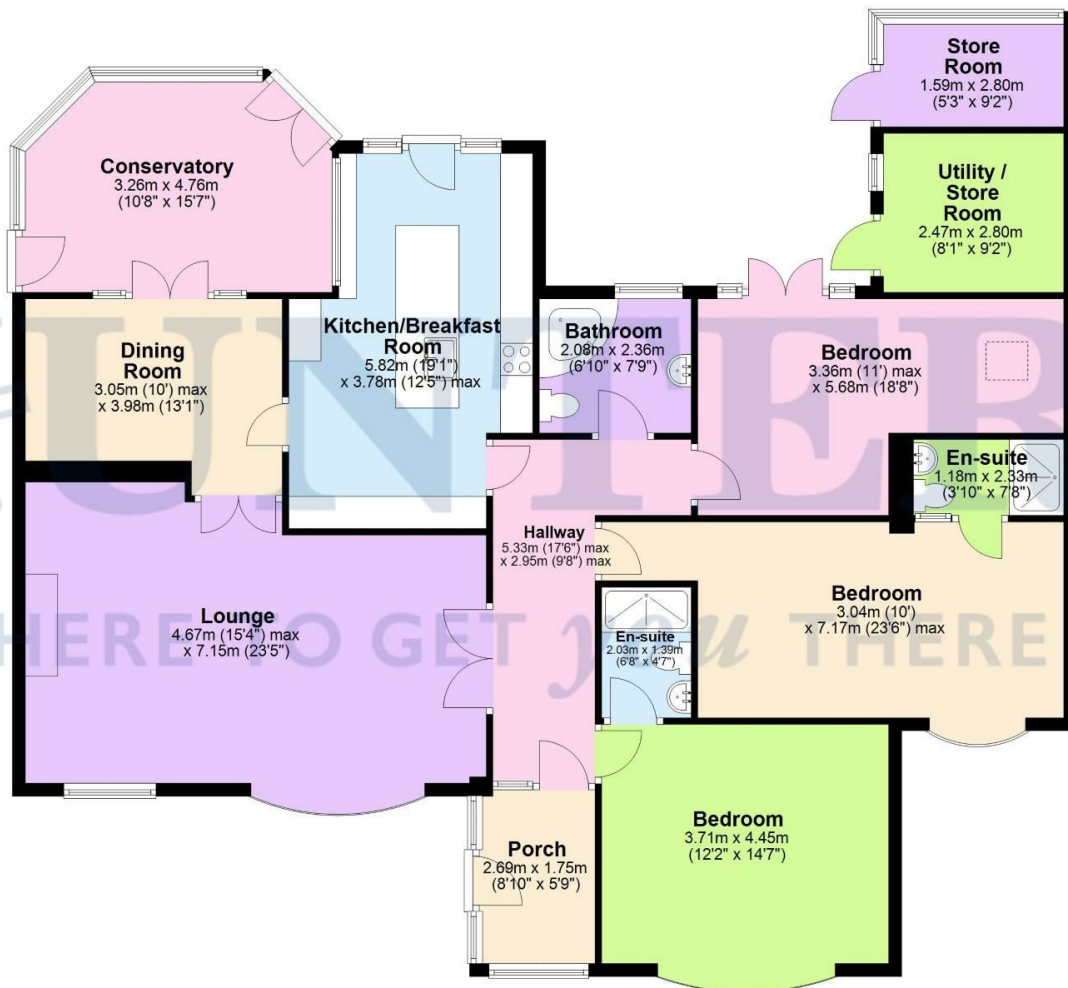
In summary, this delightful bungalow on Evesham Road presents an exceptional opportunity for those looking to settle in a sought location. With its spacious layout, modern amenities, and stunning garden, it is a property that truly deserves your attention.

Tenure: Leasehold
Ground rent: £12 Per Year
Council tax band: E
EPC: C





Ground Floor
Approx. 170.3 sq. metres (1833.6 sq. feet)




Total area: approx. 170.3 sq. metres (1833.6 sq. feet)

Disclaimer - This floorplan is for illustrative purposes only. All measurements are approximate and not guaranteed to be exact or to scale. Whilst all efforts have been made to ensure its accuracy we make no guarantee, warranty or representation and any buyer should confirm measurements using their own source.
Plan produced using PlanUp.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	81
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents

Viewing

Please contact our Hunters North Manchester Office on 0161 637 4083 if you wish to arrange a viewing appointment for this property or require further information.



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