Sanders&Sanders
ESTATE AGENTS

WILLOW CLOSE
ALCESTER
WARWICKSHIRE



Enjoy the best of both worlds with countryside walks on your doorstep and the convenience of Alcester's historic town centre just a short stroll away. Occupying a corner plot within a cul-de-sac, this extended, one-bedroom end-terraced home offers an appealing, low-maintenance lifestyle, particularly suited to those who enjoy the outdoors, countryside walks and dog walking. The accommodation benefits from gas central heating and comprises a living room with open-plan dining area, extended kitchen, downstairs cloakroom, double bedroom and bathroom. Outside, there is an enclosed, low-maintenance rear garden and a parking space. Offered for sale with no upward chain. EPC – C.

£225,000

Burton House, High Street, Alcester, Warwickshire, B49 5AB.
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18 Willow Close, Alcester, Warwickshire, B49 5AZ

Living and Dining Room Areas







Kitchen







Bedroom



Bathroom



Rear Garden







Side Elevation



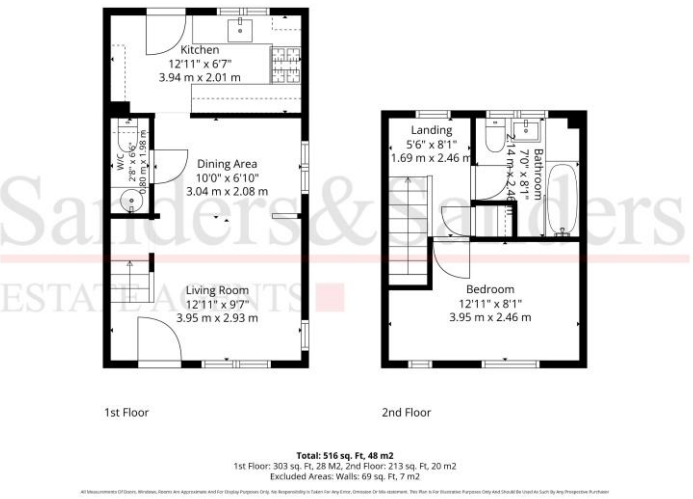
Location Aerial Shots











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Sanders & Sanders Estate Agents, for themselves and for the sellers of this property, give notice that these particulars are intended as a general guide and do not form part of any offer or contract.

Whilst reasonable care has been taken in preparing these particulars, prospective purchasers should verify any information of particular importance to them, including measurements, floor plans, boundaries, planning permissions, services, and the condition of the property, through their own enquiries, inspections, and professional advisers.

All measurements and floor plans are approximate and provided for guidance only.

Fixtures & Fittings

Photographs are for illustrative purposes only and must not be regarded as a list of fixtures, fittings or other items included in the sale. The inclusion of any item in a photograph does not mean that it forms part of the sale. Prospective purchasers should confirm precisely what is included through their solicitor before exchange of contracts.

Sanders & Sanders has not tested any appliances, heating systems or other services, and prospective purchasers should arrange any inspections or tests they consider necessary.

Anti-Money Laundering Regulations

In accordance with the Money Laundering Regulations 2017 (as amended), Sanders & Sanders is required to undertake identity verification and appropriate due diligence checks on purchasers and sellers.

Purchasers will be required to complete these checks through our independent specialist provider. An administration charge of £25 plus VAT per purchaser is payable in advance. Information regarding the source of purchase funds and further supporting documentation may also be required.

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The Particulars, information and details contained herein do not form part of an offer or contract. All descriptions, dimensions, floor plans and references to condition and necessary permission for use and occupation and other particulars are given in good faith and believed to be correct but any intending purchasers should not rely upon them as statements of fact but must satisfy themselves by inspection as to the correctness of them. No person in employment of Sanders & Sanders Estate Agents has authority to make any representation or warranty whatever in relation to this property. No responsibility can be accepted for any expenses incurred by intending purchasers in inspecting any property which has been sold or withdrawn. We cannot certify the adequacy or working order of either the heating system gas or electrical appliances. Any interested party should consult their own solicitor for independent evaluation.