29 Stratford Road, Honeybourne, Evesham, WR11 7PP

- Two bedroom semi-detached bungalow
- Extended sitting/dining room
- Kitchen
- Shower room
- Front and rear gardens
- Driveway parking
- Garage/workshop
- No onward chain

2 1 1

£245,000

Two double bedroom semi detached bungalow with detached double garage. The property is ready for the new owner to update and finish to their own taste. Located in the heart of the village and opposite one of the village shops. Two bedrooms, kitchen, extended sitting/dining room and shower room. Enclosed rear garden. Driveway parking and garage/workshop with power and light.

HONEYBOURNE

An attractive village on the edge of the Cotswolds which is situated approximately 12 miles south-west of Stratford upon Avon, 4 miles to the east of Evesham and 6 miles north of Broadway. The village has a range of local amenities including two village stores, a church, two public houses, two cafes and a fish and chip shop. The first school offers Year 6 places for children which feeds into the two-tier system in the adjoining counties. Honeybourne railway station offers a direct link to London Paddington. Fibre optic broadband is available, and the co-op store is open 7 days a week until 10pm

ACCOMMODATION

Entrance through a porch to the hallway with doors off to principle rooms plus large cloaks cupboard. The sitting room is at the rear of the property which has been extended with the addition of a dining room. Shower room with walk in shower cubicle, w/c and hand basin. Fitted kitchen. Two double bedrooms located to the front of the property. Outside there is driveway parking for a number of cars, and a useful garage/workshop, giving access to the rear garden.

GENERAL INFORMATION

TENURE: The property is understood to be freehold. This should be checked by your solicitor before exchange of contracts.

SERVICES: We have been advised by the vendor that mains gas, electricity, water and drainage are connected to the property. However this should be checked by your solicitor before exchange of contracts.

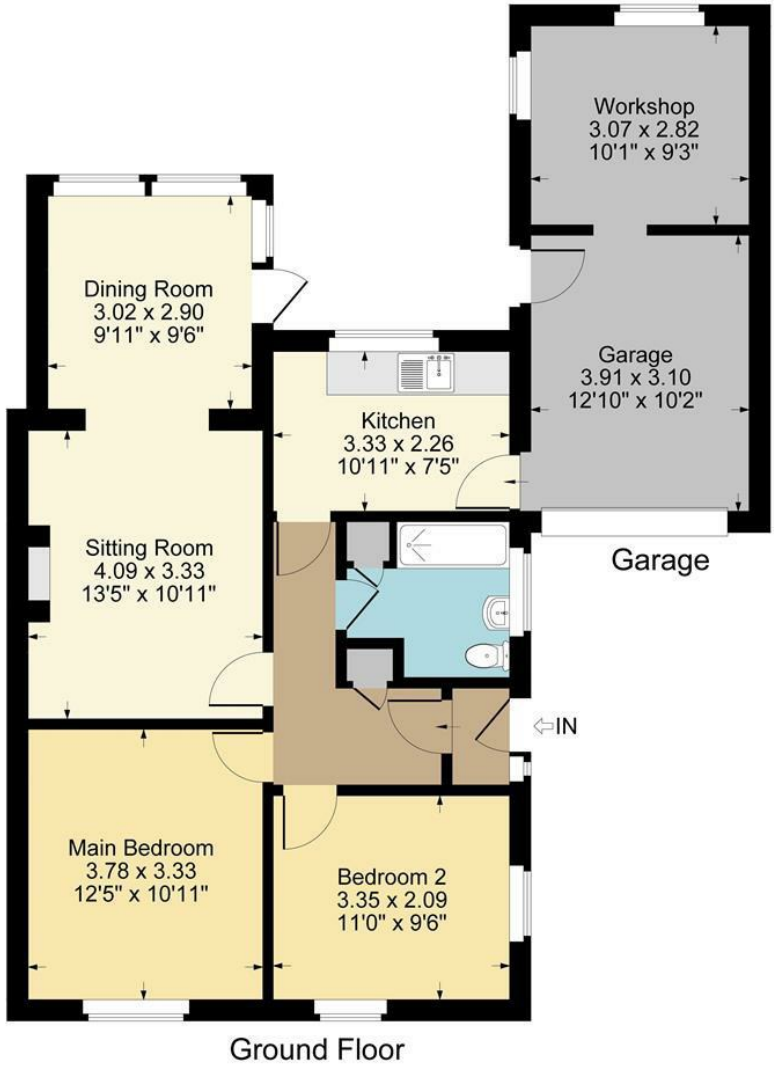
RIGHTS OF WAY: The property is sold subject to and with the benefit of any rights of way, easements, wayleaves, covenants or restrictions etc. as may exist over same whether mentioned herein or not.

COUNCIL TAX: Council Tax is levied by the Local Authority and is understood to lie in Band C.

CURRENT ENERGY PERFORMANCE CERTIFICATE RATING: D. A full copy of the EPC is available at the office if required.

VIEWING: By Prior Appointment with the selling agent.

29 Stratford Road, Honeybourne



Approximate Gross Internal Area
Ground Floor = 68.91 sq m / 742 sq ft
Garage = 21.33 sq m / 230 sq ft
Total Area = 90.24 sq m / 972 sq ft
Illustration for identification purposes only,
measurements are approximate, not to scale.

DISCLAIMER: Peter Clarke & Co LLP themselves and for the vendors or lessors of this property whose agents they are, give notice that the particulars are set out as a general outline only for the guidance of intending purchasers or lessors, and do not constitute part of an offer or contract; all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or presentations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Room sizes are given on a gross basis, excluding chimney breasts, pillars, cupboards, etc. and should not be relied upon for carpets and furnishings. We have not carried out a detailed survey and/or tested services, appliances and specific fittings. No person in the employment of Peter Clarke & Co LLP has any authority to make or give any representation of warranty whatever in relation to this property and it is suggested that prospective purchasers walk the land and boundaries of the property, prior to exchange of contracts, to satisfy themselves as to the exact area of land they are purchasing.