



26 Fairwater Close, Evesham, WR11 1GF

Offers over £400,000





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Evesham, WR11 1GF

- A great value four bedroom detached family home with double garage
- Parking
- Close to town within walking distance
- Scope to renovate and make your own
- Private garden which isn't overlooked
- Peaceful located down a no through road

A GREAT VALUE FOUR BEDROOM DETACHED HOME WITH DOUBLE GARAGE LOCATED DOWN A NO THROUGH ROAD

Offering exceptional potential to personalise and create a truly special home, this property presents a rare opportunity for a growing family seeking their long-term residence. Tucked away in a quiet cul-de-sac setting, the home enjoys a peaceful position while remaining just a short stroll from the river, local park, and the wide range of amenities available in Evesham.

Having been lovingly maintained and cherished by its current owner for many years, the property now offers an exciting new chapter for its next owner to make it their own.

The well-proportioned accommodation comprises a welcoming entrance hall, a dedicated study ideal for home working, a comfortable lounge, a separate dining room perfect for entertaining, and a spacious kitchen/breakfast room. A useful utility room and a convenient ground floor W/C complete the downstairs layout.

Upstairs, the property continues to impress with four generously sized double bedrooms, including a principal bedroom benefitting from its own ensuite shower room, alongside a family bathroom serving the remaining bedrooms.

Externally, the home features a driveway providing ample off-road parking, a double garage offering additional storage or potential for further use, and a private rear garden—ideal for family life and outdoor enjoyment.



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 E

EPC Rating C

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. 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 D

EPC Rating D

Agents note - Awaiting probate

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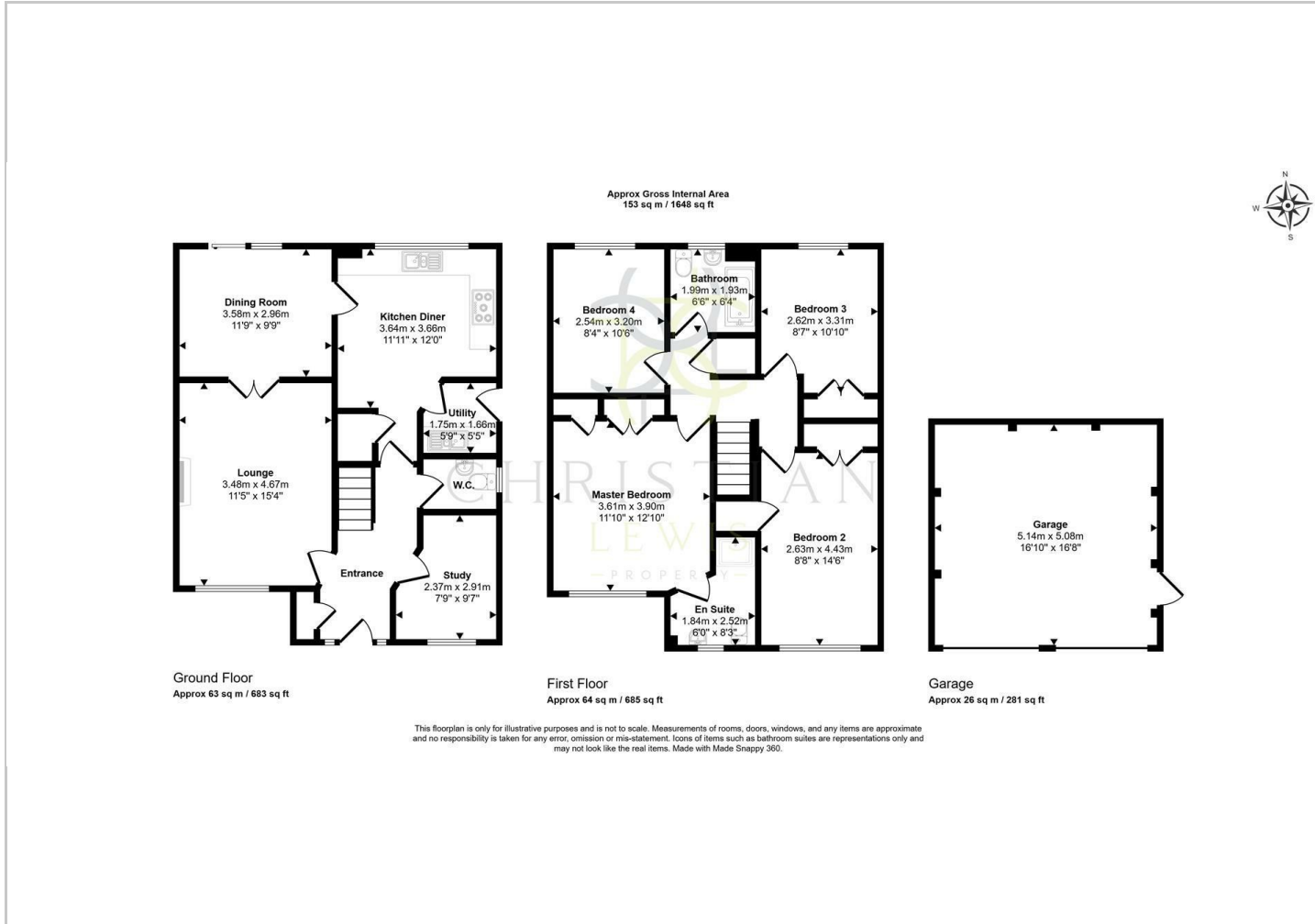
Please inform us if you become aware of any information being inaccurate.



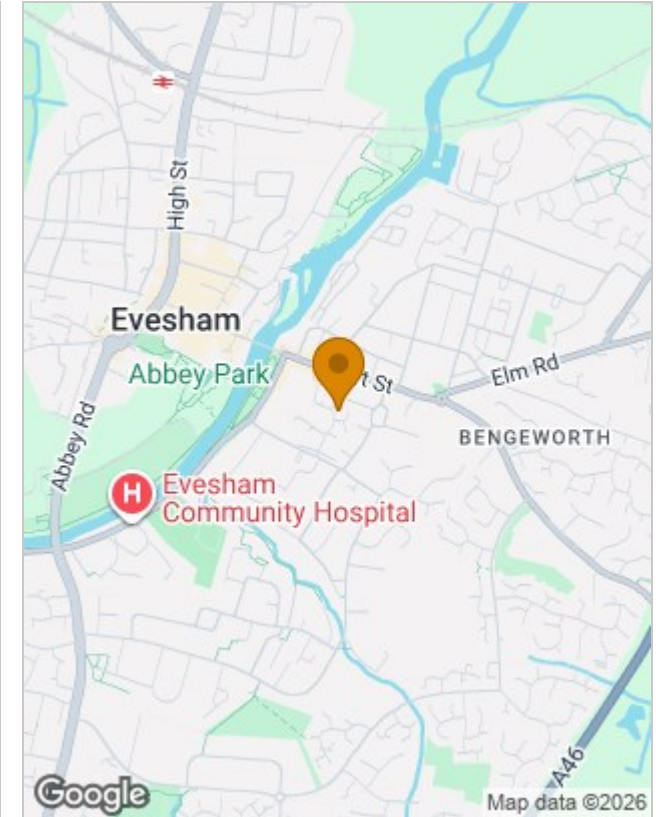




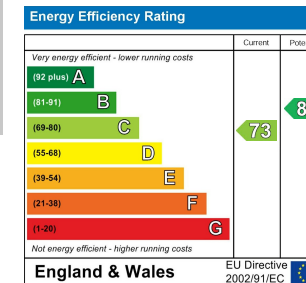
Floor Plans



Location Map



Energy Performance Graph



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.