



48 Kings Road, Evesham, WR11 3BW

Guide price £185,000



CHRISTIAN
LEWIS
—PROPERTY—



48 Kings Road

Evesham, WR11 3BW

- Older style property bursting with potential
- Scope to create parking
- Period property
- Popular location
- Three bedrooms
- Calling all buyers looking for a refurbishment opportunity
- Chain free
- Must be viewed

An exceptional opportunity to acquire a property brimming with potential for renovation and personalisation.

Lovingly maintained over the years, this home is now ready for a fresh chapter. With no onward chain, it offers the perfect chance to modernise, remodel, and truly make it your own. The property comprises of; porch, hall, living room, dining room, kitchen, lean-to and shower room. Upstairs there are three bedrooms. Outside there is a low maintenance rear garden plus there is scope to create off road parking with the rear access.

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Additional Information

Tenure: We understand that the property for sale is Freehold.

Local Authority: Wychavon

Council Tax Band: We understand that the Council Tax Band for the property is Band B

EPC Rating: TBC

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.

Location Map



Energy Performance Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(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