Deers Leap Court Lane, Evesham, Offenham WR11 8RP

Asking price £650,000

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CHRISTIAN LEWIS PROPERTY

Deers Leap Court Lane

Offenham
Evesham, WR11 8RP

- A fabulous detached family home in a truly wonderful position with glorious aspect
- Ample parking
- Situated down a no through road - one of the best positions in the village
- Large plot with tremendous potential
- Scope to make your own and personalise
- It must be viewed in person to be fully appreciated

LOCATION, LOCATION, LOCATION!!!

Constructed in 1967 this impressive and generously proportioned detached bungalow enjoys breath-taking rural views across open countryside and occupies a superb position within a substantial private plot.

The accommodation is both versatile and well-presented, offering a light and airy feel throughout. The ground floor comprises three to four bedrooms, complemented by two bathrooms, while the first floor provides three useful attic rooms.

The property is approached via a gravel driveway, offering ample off-road parking, leading to double front doors that open into a spacious entrance hallway with useful storage. From here, double doors provide access to both the breakfast kitchen and the dual-aspect sitting room. A striking double-sided log burner creates a focal point between the sitting and dining rooms.

The breakfast kitchen is well-appointed with an extensive range of contemporary wall and base units, alongside a charming feature fireplace with inset log burner. A generous utility room is located off the kitchen, offering additional storage and practicality.

The ground floor bedrooms are all well-proportioned and arranged around the family bathroom. To the rear of the property, a large conservatory spans the width of the bungalow, perfectly positioned to enjoy the stunning garden views. Further ground floor accommodation includes a substantial garage and a versatile playroom or guest bedroom, complete with an additional shower room.

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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 E
EPC Rating D

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.

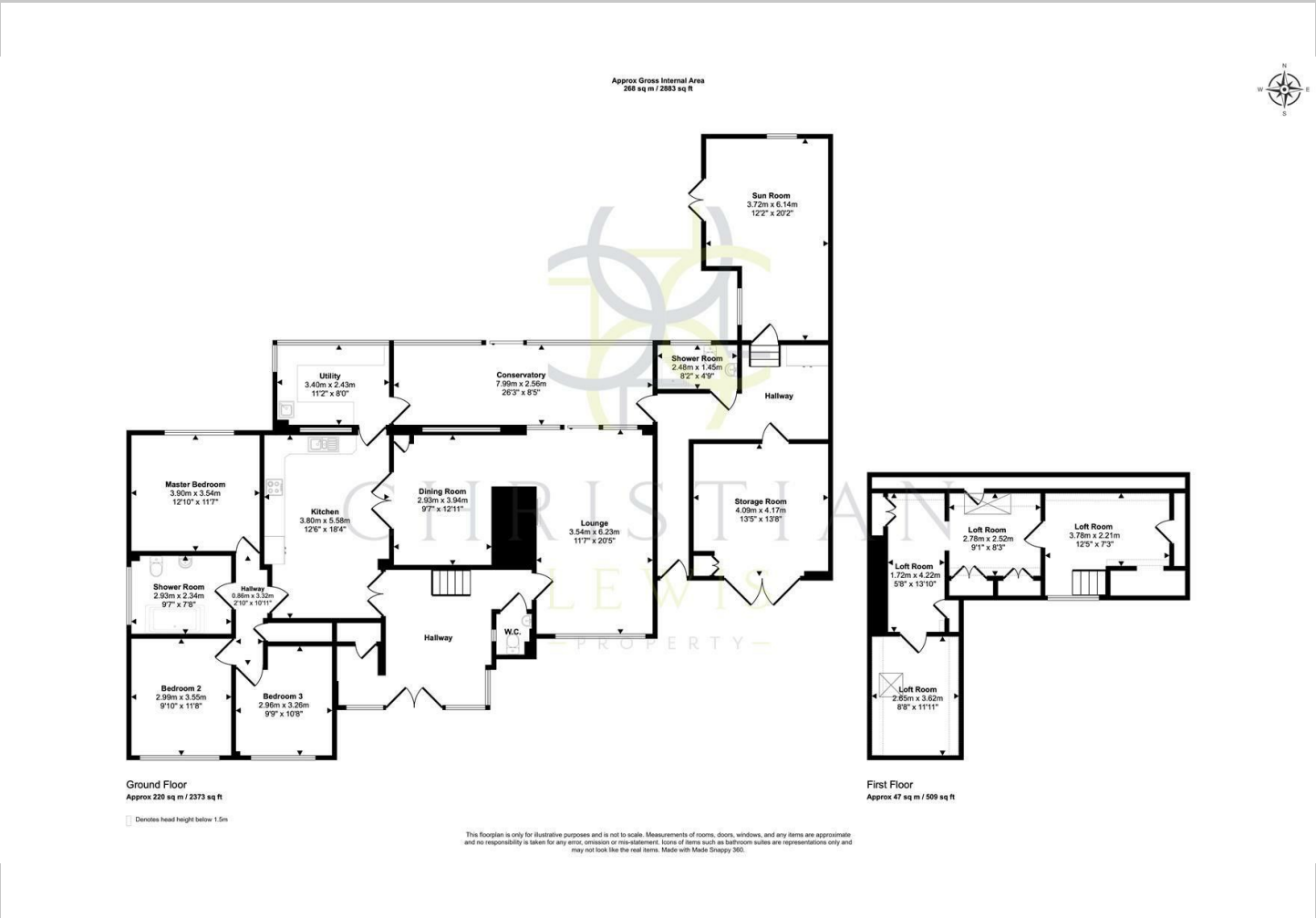
Anti Money Laundering & Financial Regulations

In accordance with current Anti-Money Laundering and KYC Regulations, all successful purchasers will be required to complete an identity and source of funds verification process.

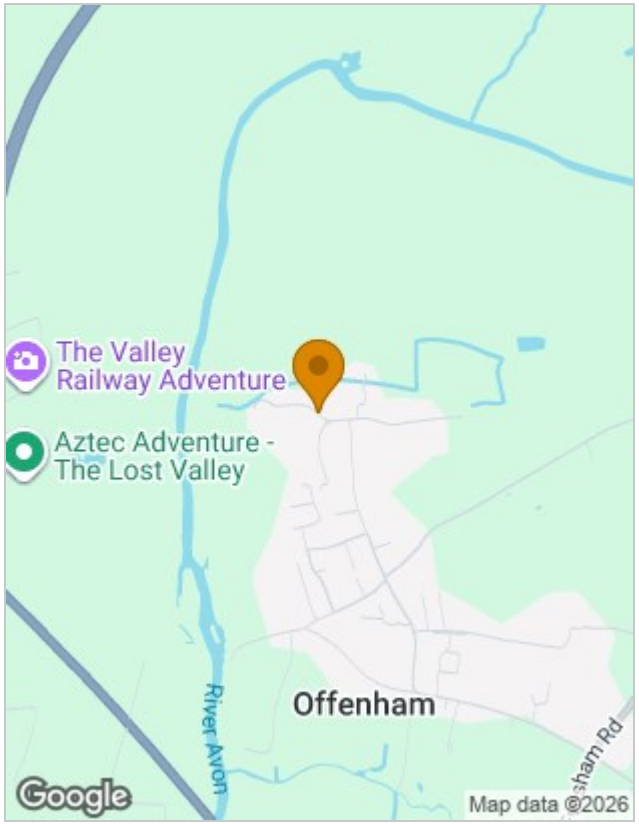
A non-refundable AML verification fee of £60 (including VAT) per purchaser is payable upon acceptance of an offer and prior to the issue of the Memorandum of Sale. This fee covers electronic identity verification, sanctions screening, Politically Exposed Person (PEP) checks, and administrative processing.

Please note that the AML fee is payable by each individual purchaser and is non-refundable as outlined in our terms and conditions. Copies of this are available by contacting the office.

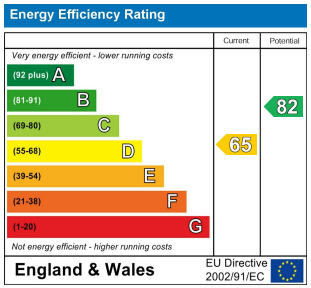
Floor Plans



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.

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