



48 Main Street, Evesham, WR11 7UF

Guide price £675,500

4 2 3 E



# 48 Main Street

Evesham, WR11 7UF

- A non estate family home located on Main Street with superb garden
- Ample parking
- Four bedrooms
- Scope to remodel and renovate

COMING SOON - CONTACT US ON 01386 442929 TO REGISTER YOUR INTEREST

An excellent opportunity to acquire a detached, non-estate family home in the highly regarded village of Sedgeberrow. The property enjoys beautiful rear gardens, an impressive frontage offering ample parking, and provides significant scope for renovation, remodelling, and personalisation to create a wonderful family home.

The accommodation includes a hallway, dining room, kitchen/breakfast room, sitting room, utility room, shower room, and an additional reception room. On the first floor, there are four bedrooms and a family bathroom.

#### 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 F  
EPC Rating E

#### 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.

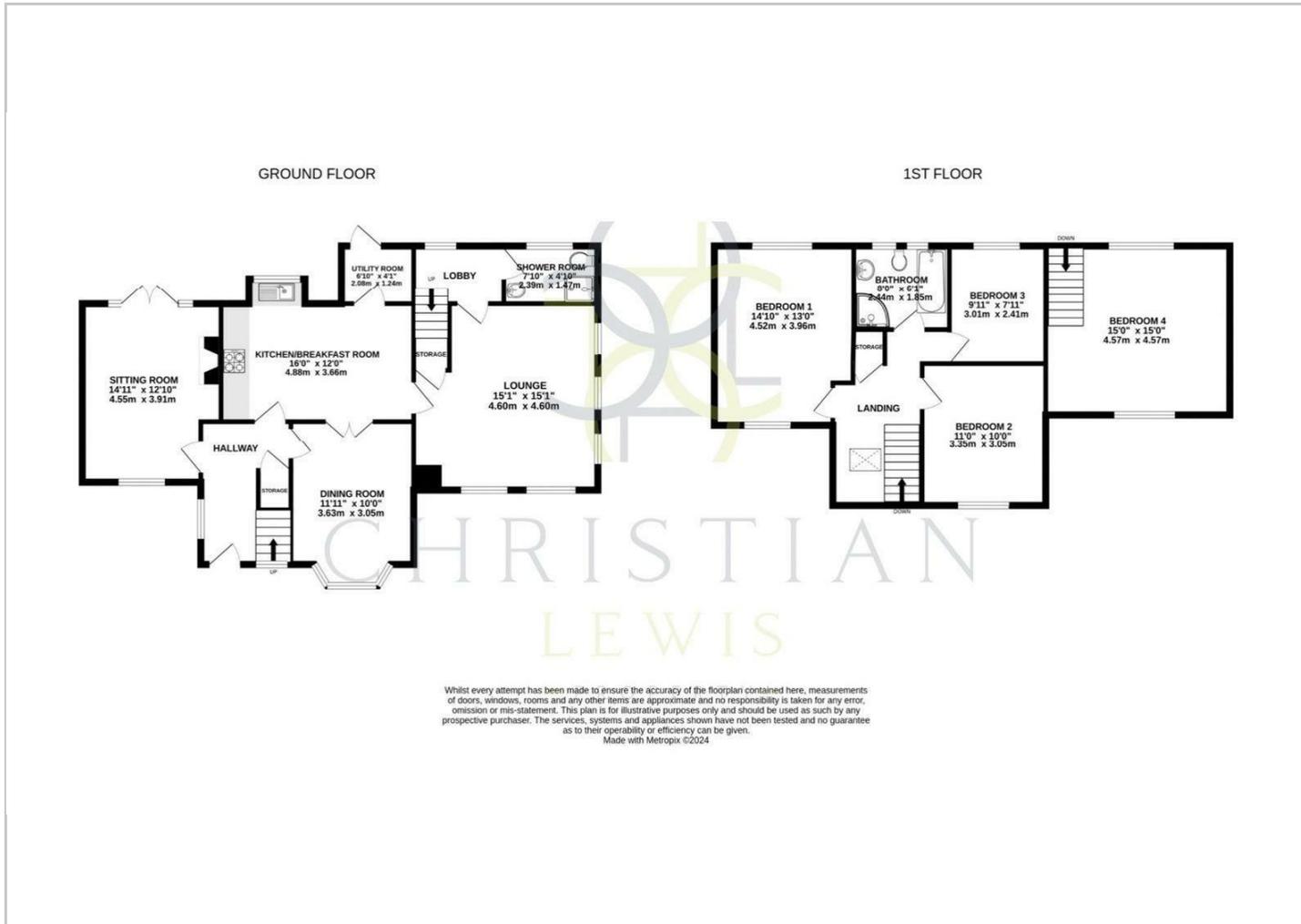
Your Conveyancer is legally responsible for ensuring any purchase agreement fully protects your position.

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





## Floor Plans



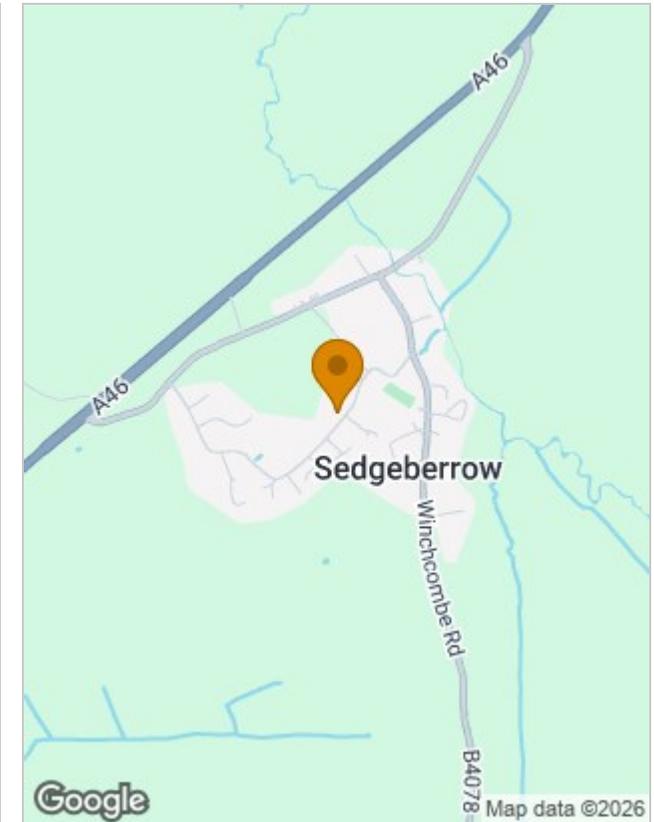
## Viewing

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.

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## Location Map



## Energy Performance Graph

