



18 Head Street, Pershore, WR10 1DA

Price £300,000

 4  2  1  C



CHRISTINA
LEWIS

Price £300,000

18 Head Street

Pershore, WR10 1DA

- Popular and convenient location
- Generous accommodation arranged over three well-planned floors
- Spacious open-plan kitchen/diner
- Principal bedroom with en-suite shower room
- Within easy reach of Pershore High Street
- Four well-proportioned bedrooms
- Garage and Off-Road Parking
- First floor living room with elevated outlook

CHAIN FREE

Situated on the ever-popular Head Street in Pershore, this modern and versatile home offers generously proportioned accommodation arranged over three well-planned floors, combining flexible living space with excellent access to the town centre and local amenities.

The property is entered via a welcoming hallway on the ground floor, where a cloakroom/WC is conveniently positioned. To the rear of the property is an impressive open-plan kitchen/diner, thoughtfully designed to act as the hub of the home. This bright and sociable space offers ample room for both everyday dining and entertaining, with double doors opening directly onto the rear garden, seamlessly blending indoor and outdoor living.

Stairs rise to the first floor, where a well-proportioned living room occupies a central position, enjoying elevated views and creating a comfortable and relaxing setting. This level also offers two bedrooms, both suitable for family members, guests or home office use, alongside a modern family bathroom serving the floor.

The second floor is dedicated to bedroom accommodation, providing a sense of separation and privacy. The principal bedroom is a particularly generous space, benefitting from its own en-suite shower room. A further well-sized bedroom completes the top floor, making this an ideal layout for families or those requiring flexible accommodation across multiple levels.

Externally, the rear garden enjoys a favourable aspect and has been designed with character and practicality in mind. Arranged over levels, it features a paved seating area, steps with retaining wall leading to a lawn section, established borders and a charming brick boundary wall, creating a private and attractive outdoor space. To the front, the property benefits



Important 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 D

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.

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.

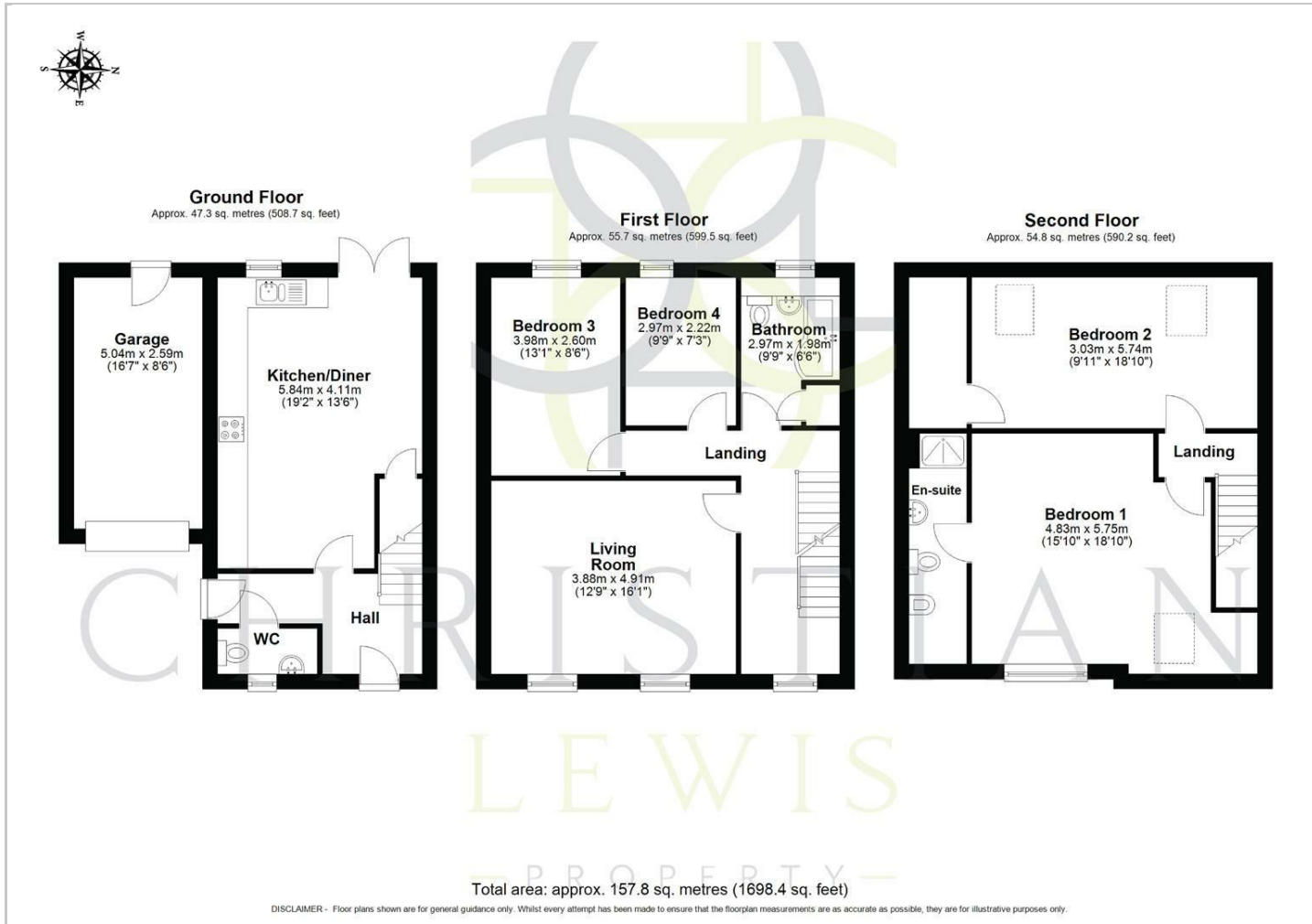






CHRISTIAN
LEWIS

Floor Plans



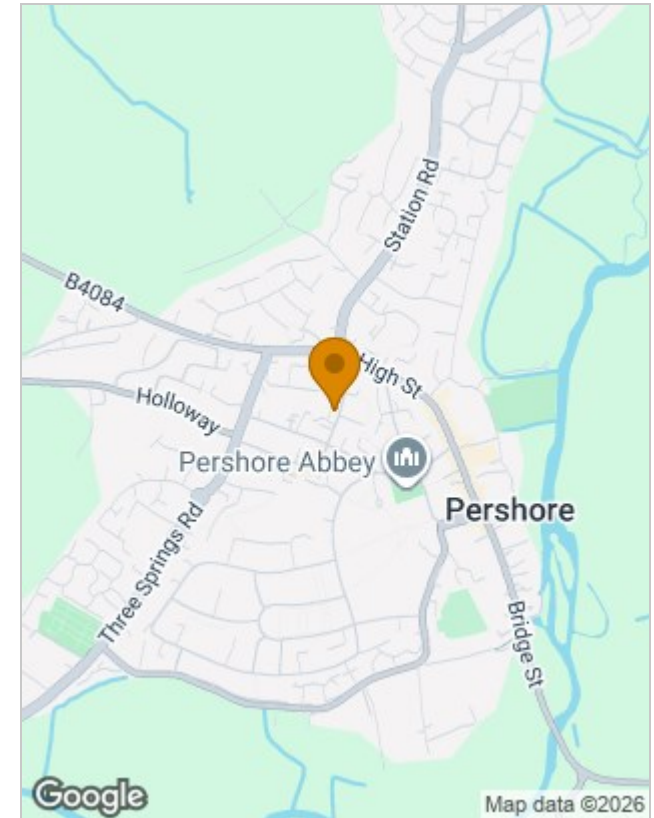
Viewing

Please contact our Pershore Sales Office on 01386 555368 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.

14 Broad Street, Pershore, Worcestershire, WR10 1AY
Tel: 01386 555368 Email: pershore@christianlewisproperty.co.uk www.christianlewisproperty.co.uk

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	