



Leggett & James

The Vale of Evesham Property Experts



1 Fairview Cottages Alcester Road

Harvington, Evesham, WR11 8HU

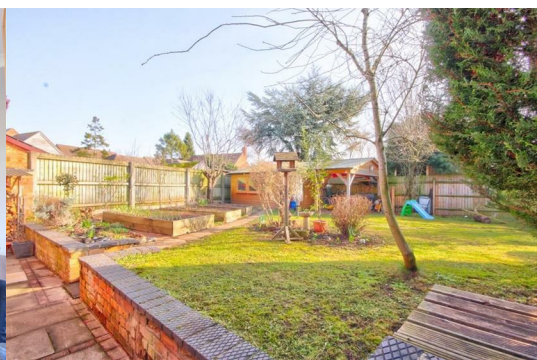
Asking Price £320,000



Set in a popular village location this traditional style four bedroom semi detached home must be viewed to be fully appreciated.

The accommodation comprises of an attractive family kitchen, living room with wood burner, utility room, cloakroom, four bedrooms and a bathroom.

Outside there is off road parking and an enclosed rear garden with large timber workshop.



An obscure double glazed front door opens to:

Family Kitchen 26'0 x 13'0 (7.92m x 3.96m)

This stunning family room is light and airy with double glazed windows to three aspects, a feature fireplace and room for a farmhouse table. The kitchen is fitted with a selection of units with worksurfaces over and has a twin bowl sink. There are spaces for a fridge freezer, slimline dishwasher and range cooker whilst there are two radiators, spotlights, tiled floor, telephone point and stairs to first floor with storage cupboard below. An archway opens to the utility room and a door leads to the living room.

Living Room 13'6 x 12'2 (4.11m x 3.71m)

Having a double glazed window to the front, radiator, wood burner and door to utility room.

Utility Room 10'6 x 5'5 (3.20m x 1.65m)

Having double glazed doors to the garden, radiator towel rail, spaces for washing machine and chest freezer, wall mounted gas fired 'Worcester' combination boiler, tiled floor and door to:

Cloakroom

Having a tiled floor, dual flush low level WC and Belfast style sink with cupboard below.

Landing

Having a double glazed window to the side, access to loft space, door to linen cupboard with radiator and doors to:

Bedroom One 13'7 x 8'2 (4.14m x 2.49m)

Having a double glazed window to the front and a radiator.

Bedroom Two 9'9 x 8'2 (2.97m x 2.49m)

Having a double glazed window to the front, radiator and over stairs storage.

Bedroom Three 9'7 x 7'6 (2.92m x 2.29m)

Having a double glazed window to the rear and a radiator.

Bedroom Four 9'1 x 6'5 (2.77m x 1.96m)

Having a double glazed window to the rear and a radiator.

Bathroom

Having an obscure double glazed window to the rear, radiator and a white suite comprising of a low level WC, pedestal wash hand basin, panel bath and a separate shower cubicle.

Outside 12'10 x 10'10 (3.91m x 3.30m)

The front garden provides off road parking space and has a pathway leading to the front door. There is a public footpath to the right boundary leading to/from Myatts Fields.

The enclosed rear garden has a paved seating area that steps up to an area laid to lawn with established borders. Raised vegetable beds border one side of the lawn with a paved path that leads to a timber built workshop. The workshop has a canopied area 12'6 x 11'0 (3.81m x 3.35m) which is open to three sides with double doors opening to the workshop 12'10 x 10'10 (3.91m x 3.30m) which has three double glazed windows to the front. There is gated pedestrian access leading to the side of the house.

Referrals

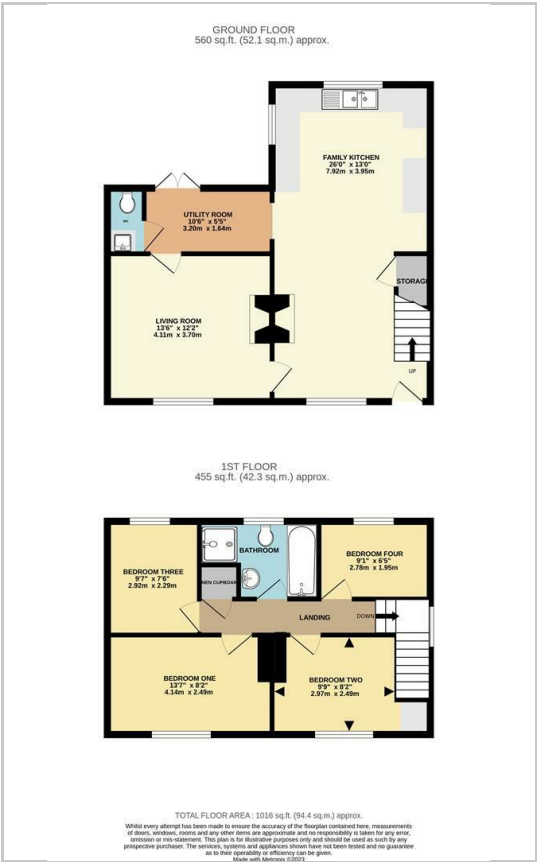
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Area Map



Floor Plans



Energy Efficiency Graph

