



Bomford Way, Evesham

Offers in Excess of £310,000

Features:

- Modern detached house
- Lounge with bay
- Spacious kitchen/diner
- Master bedroom with en-suite
- Two further bedrooms
- Family bathroom & GF W/C
- Garden, driveway & garage
- EPC - B

Description:

An attractive three-bedroom detached house situated on a modern estate constructed to a high specification by Bovis homes which completed in 2016. The well laid interior comprises of an entrance hall, guest cloakroom with countertop, integrated washing machine and cupboard storage, spacious lounge providing dual aspect windows and bay to the front, contemporary fitted kitchen/diner which includes integrated double oven, gas hob with extractor hood over, dishwasher, inset sink with separate drainer, bay window and double doors to the garden. The first floor landing accommodates a modern family bathroom providing a bathtub with overhead shower, fitted cupboard units and recessed ceiling lighting, master bedroom with bay and modern shower room en-suite, a double bedroom two with further bay window and final a well-proportioned bedroom three to the rear. Outside to the side of the property is a private enclosed garden offering patio space and lawn with a further walled of and gated patio space to the rear. The garden also provides front and rear access gates. Situated in the highly desirable and sought-after village location of Salford Priors on the boarder of Warwickshire and Worcestershire within reach of neighbouring Alcester, Evesham and Stratford-upon-Avon. Nearby village amenities are available including a pub, good schooling, and general store as well as Bidford Grange Country Club a short distance away. Furthermore, the property offers ease of access major road and commuter links.



Details:

Hallway

Lounge

19' 8" x 10' 9" (5.99m x 3.27m) max into bay

Kitchen/Diner

19' 8" x 10' 8" (5.99m x 3.25m) max into bay

W/C

First Floor Landing

Master Bedroom

11' 3" x 12' 1" (3.43m x 3.68m) max

En-suite

Bedroom Two

11' 2" x 10' 9" (3.40m x 3.27m) max

Bedroom Three

6' 8" x 10' 9" (2.03m x 3.27m)

Family Bathroom

Garage

EPC Rating: B

Council Tax Band: D (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01527 910 300.



How can we help you?

Need a mortgage?

We recommend Morgan Financial Solutions. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 01527 910 300, or visit their website for more information: www.morganfs.co.uk

Property to sell?

If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

Need a solicitor?

A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

Need a removal company and storage?

A professional removal company takes the stress out of moving. Knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals as the leading local firm. For peace of mind and a reliable service call them on 0800 193 0000 or visit their website, cuberemovals.co.uk, to arrange a survey.



GROUND FLOOR (55.8 sq.m.) approx.

1ST FLOOR (42.3 sq.m.) approx.

TOTAL FLOOR AREA : 1056 sq.ft. (98.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2020

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