

# Sanders & Sanders

ESTATE AGENTS

## DEVONISH CLOSE ALCESTER WARWICKSHIRE



A beautifully presented, much improved and nicely appointed, semi-detached modern property offering great potential for extension. The accommodation comprises: Lounge, kitchen, two generous bedrooms, delightful bathroom, shaped driveway, fore-garden and landscaped garden to rear. Located within a pleasant cul-de-sac.

**£259,950**

Burton House, High Street, Alcester, Warwickshire, B49 5AB.  
Tel: 01789 766771 E-mail: [alcester@sanders-sanders.co.uk](mailto:alcester@sanders-sanders.co.uk)

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# Devonish Close, Alcester, Warwickshire, B49 6EG

## Living Room

4.23m (13'11") x 3.86m (12'8")



## Bedroom One

3.86m (12'8") x 2.98m (9'9") max



## Kitchen

3.86m (12'8") x 2.88m (9'6")



## Bedroom Two

3.86m (12'8") x 2.04m (6'8")



## Bathroom

1.99m (6'7") x 1.92m (6'4")



## Rear Garden



## Floor Plans & Property Details Disclaimer

These floor plans are for identification purposes only in relation to where one room is situated to another. They are not to be relied upon in any way for dimensions, scaling or sq. ft/metres. We will not be held responsible for any loss incurred, due to reliance on these measurements from the floor plans or measurements from the property details. You are advised to confirm all measurements.



Ground Floor  
Approx. 27.9 sq. metres (300.1 sq. feet)



First Floor  
Approx. 27.9 sq. metres (300.1 sq. feet)



Total area: approx. 55.8 sq. metres (600.2 sq. feet)

## Fixtures & Fittings

Please note that the fixtures & fittings shown on the photographs, contained within these property details, do not form part of a fixtures & fittings list. Some items may/may not be included. You are advised to clarify what items are included before entering into any negotiations.

