

#### Features:

- Two Bedrooms
- Two Reception Rooms
- Garden Room
- Shower Room
- Rear Garden
- Cash Offers Only

# Summary:

A traditional end of terrace property with two reception rooms located in the popular district of Crabbs Cross Redditch. In need of some modernisation and offered with no upward chain. \*\*Cash Offers Only\*\*

# **Description:**

This property is deceptively spacious with well proportioned accommodation. The ground floor briefly comprises:- main enclosed entrance, lounge with feature fireplace, dining room with access to the first floor, kitchen with fitted units and space for free standing appliances, ground floor shower room and a brick built garden room. The first floor offers two spacious double bedrooms with built in wardrobes in the master bedroom and access to the main bathroom from bedroom two.

#### Outside:

The rear garden has a rising decked patio with timber fenced boundaries and mature shrubbery.

### Location:

Evesham Road is situated in the popular area of Crabbs Cross, with the town of Redditch offering easy access to motorway links (M42, Jct 2&3) and good rail and bus links. There are also excellent leisure facilities along with cultural attractions, and the Kingfisher Shopping Centre.







# **Room Dimensions:**

**Porch** 

Lounge:

12'5" x 12'1" (3.80m x 3.70m)

**Dining Room:** 

12'5" x 12'0" (3.80m x 3.68m)

Kitchen:

12'10" x 7'0" (3.92m x 2.15m)

Shower Room:

**Garden Room:** 

8' 9" x 8' 0"(2.67m x 2.45m)

Stairs To First Floor Landing

Master Bedroom:

12'5" x 12'1" (3.80m x 3.70m)

Bedroom Two:

12'5" x 12'1" (3.80m x 3.70m)

Bathroom:

12'3" x 6'10" (3.75m x 2.10m)

EPC: F

Council Tax Band: A Tenure: Freehold

For more information on Evesham Road or to arrange a viewing, please call the Redditch Office on 01527 540 654



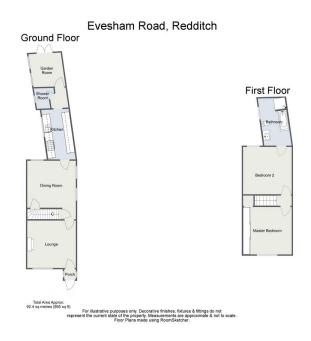












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