



Sandscroft Avenue, Broadway, WR12 7EJ

**SHELDON  
BOSLEY  
KNIGHT**

LAND AND  
PROPERTY  
PROFESSIONALS

# Property Description

A well-presented first floor, two bedroom maisonette situated in the Cotswold village of Broadway. The property comprises; gated entrance to the property, entrance hall with study area, the first floor comprises; lounge/diner, kitchen, master bedroom with fitted wardrobes, second bedroom and family bathroom. The property has a private garden with stunning rural views. The current owners have completely modernised and improved the property over the last couple of years. Other benefits include gas central heating, double glazing throughout and a large loft space.

Broadway is a beautiful and historic Cotswold village, boasting an array of good amenities including a small supermarket, chemist, post office, butcher, delicatessen, churches and health centre.



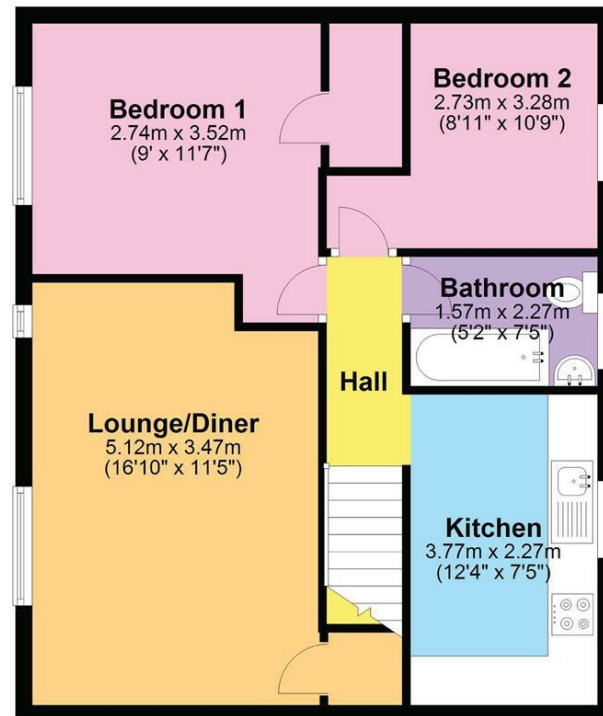


# Key Features

- LEASEHOLD
- EPC RATING - C
- FIRST FLOOR
- LARGE LOFT SPACE

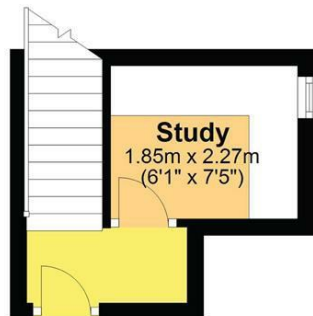
## First Floor

Approx. 48.9 sq. metres (526.8 sq. feet)



## Ground Floor

Approx. 8.1 sq. metres (86.9 sq. feet)



Total area: approx. 57.0 sq. metres (613.7 sq. feet)

DISCLAIMER - Floor plans shown are for general guidance only. Whilst every attempt has been made to ensure that the floorplan measurements are as accurate as possible, they are for illustrative purposes only.

