



HARRISON  
HARDY  
Sales &  
Lettings

Old Wellington Court Evenlode Road, Moreton-In-Marsh





This charming two-bedroom bungalow presents a rare opportunity to acquire a meticulously maintained property with an impressive 990-year lease.

Upon entering the property, one is greeted by a spacious and inviting interior that incorporates living, dining and kitchen in one. The well-appointed living spaces are adorned with tasteful finishes and thoughtful details that enhance the overall ambience of the home including the addition of an electric log burner.

The principal bedroom has newly fitted wall-to-wall wardrobes which offers ample storage. The main bathroom is next door with a freestanding tub. The second bedroom benefits from the convenience of an en-suite bathroom shower room.

The leasehold property is subject to a ground rent of £414.79 per annum and a maintenance charge of £990 per annum approx.

Furthermore, the property's convenient location provides easy access to the town centre, offering a plethora of shops, restaurants, and amenities within walking distance.

EPC Rating: C

Council Tax Band: D

Tenure: Leasehold

What3Words: [braveryremakingmoguls](https://www.what3words.com/braveryremakingmoguls)









Main House Approx. Gross Internal Area:- 74.31 sq.m. 800 sq.ft.  
Total Approx. Gross Area:- 74.31 sq.m. 800 sq.ft.



Ground Floor

FOR ILLUSTRATIVE PURPOSES ONLY-NOT TO SCALE  
The position & size of doors, windows, appliances and other features are approximate only.  
□ □ Denotes restricted head height  
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