



IVY TERRACE

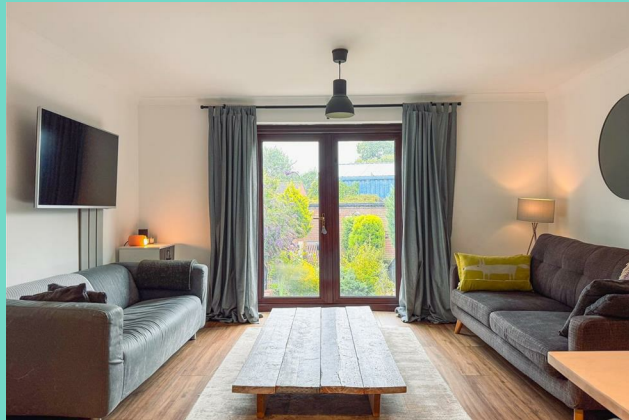
SOUTHAM, CV47 1FH

OFFERS IN THE REGION OF £300,000
FREEHOLD

Within walking distance of Southam's town centre, is this spacious and well presented three-bedroom end of terrace home. With a wealth of amenities on its doorstep, freshly decorated and carpeted this lovely home is turnkey ready for its next owners.

IVY TERRACE

- Three Bedrooms • Garage • Off Road Parking • Walking Distance to Town Centre • Newly Decorated • Gas Central Heating • New Bathroom



Within walking distance of Southam's town centre, is this spacious and well presented three-bedroom end of terrace home. With a wealth of amenities on its doorstep, freshly decorated and carpeted this lovely home is turnkey ready for its next owners.

Upon entrance, you are welcomed into the newly decorated hallway that leads to all other rooms within the home.

The kitchen is located at the front of the property and is fitted with a range of wall and base units and is complete with an integrated electric oven, gas hob and plenty of undercounter space for white goods.

The lounge/diner is of a very generous size and is flooded with natural light thanks to the glass doors that give access to the rear garden.

Upstairs briefly comprises of three bedrooms and a family bathroom.

The main bedroom is a sizeable double room located at the rear of the home that has ample space for furniture. The second bedroom is a further double room with a fitted storage cupboard, with the third being a single room that would also lend itself to the perfect home office or nursery.

The family bathroom is conveniently located between all bedrooms and is complete with a white tiled suite inclusive of a shower over the bath.

Leading outside there is an established garden that offers a

patio and established foliage borders.

This lovely home also benefits from a garage, off road parking, gas central heating and double glazing throughout. With a wealth of amenities on its doorstep and being surrounded by the South Warwickshire countryside, this home has much to offer its next owners.

Local Authority: Stratford on Avon District Council

Tenure: Freehold

Council Tax Band: C

EPC: D

Disclaimer

It is our intention to ensure that the information on these particulars are as accurate as possible. However, please be aware that in some instances the information hasn't been available. Therefore, it is advisable to contact the office prior to viewing the property especially if there is something that requires clarity and we will be happy to confirm with the vendors. It is recommended that all the information provided is verified by an independent conveyancer. Photography is a representation of the property for visual purposes only.

Viewing - Strictly by appointment only with the appointed agents Inside Homes.



IVY TERRACE

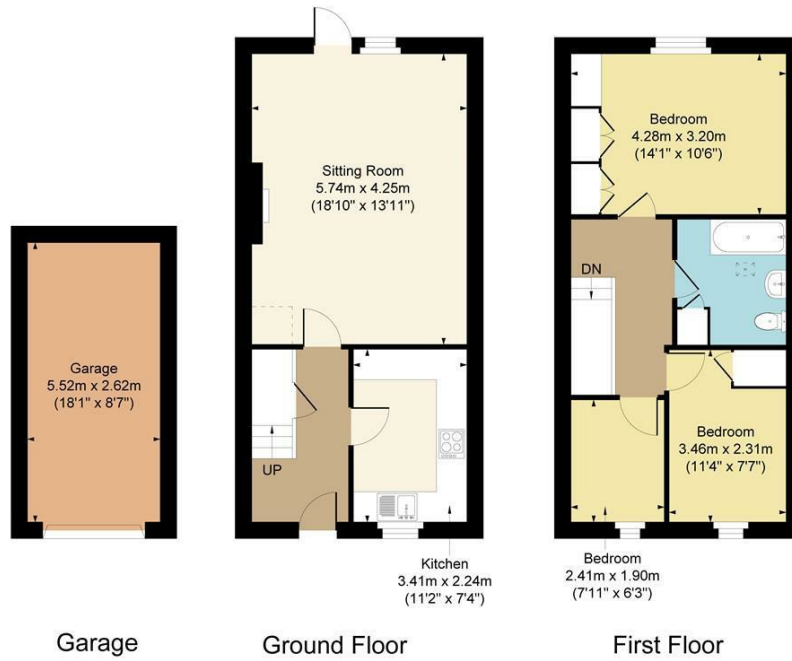


1 Ivy Terrace, Southam CV47 1FH

Main House Approx. Gross Internal Area:- 78.62 sq.m. 846 sq.ft.

Garage & Store Approx. Gross Area:- 14.46 sq.m. 155 sq.ft.

Total Approx. Gross Area:- 93.08 sq.m. 1001 sq.ft.



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



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			84
(69-80) C		68	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Head Office Sales
 76 Coventry Street
 Southam
 Warwickshire
 CV47 0EA

01926 81 82 88
support@insidehomeslimited.co.uk
www.insidehomeslimited.co.uk