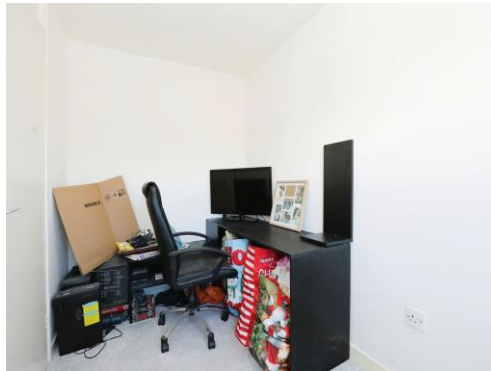




Connells

Byron Walk
Temple Herdewyke Southam



Property Description

Connells are delighted to bring to market this well-presented This FOUR BEDROOM mid-terrace family home ideally situated within the popular village of Temple Herdewyke. The property briefly comprises of an entrance hall, lounge, kitchen/diner, cloakroom, landing, FOUR BEDROOMS, bathroom, PRIVATE REAR GARDEN and AMPLE parking & garage.

The quaint village of Temple Herdewyke is located on the outskirts of Gaydon, Kineton, Lighthorne and nearby to Kineton Marborough Barracks and Jaguar Land Rover sites. Temple Herdewyke offers a primary school and nursery which is part of the Warwickshire local authority, just off the B4100 Warwick to Banbury road. Conveniently situated for Southam, Leamington Spa, Warwick and Banbury where you will find excellent additional shopping facilities. Travel links are great, with easy access to the M40, trains from Leamington Spa, Coventry, Rugby and Banbury into London or Birmingham. The historic market town of Southam provides a selection of supermarkets, a post office, library, primary schools and highly regarded Southam College, restaurants and public houses.

Approach

Paved path leading to front door, lawn fore garden with shrub boarded and allocated parking.

Entrance Hall

Stairs leading to first floor, radiator and doors to:

Lounge

16' 3" x 11' (4.95m x 3.35m)

This generous size room has double glazed window to the rear aspects. Electric feature fire with surround, television point and radiators.

Kitchen/ Diner

20' x 12' 3" (6.10m x 3.73m)

This large kitchen diner has double glazed dual aspect windows to front and rear overlooking the front and rear garden. Fitted wall and base units with fitted work surfaces, stainless steel sink and drainer, space and plumbing for washing machine and tumble dryer, space for freestanding cooker and space for fridge freezer. Tiled flooring and radiator.

Rear Lobby

Storage cupboard. Part glazed door leading to the rear and door to:

Cloakroom

Double glazed window to the rear aspect. Fitted low level WC, wash hand basin and radiator.

First Floor Landing

Doors to:

Bedroom One

10' 1" plus door recess x 10' 5" to wardrobe (3.07m plus door recess x 3.17m to wardrobe)

Double glazed window to the front aspect. Built in wardrobe, radiator and access to loft space (not boarded).

Bedroom Two

11' Maximum x 9' 3" plus door recess (3.35m Maximum x 2.82m plus door recess)

Double glazed window to front aspect. Built in wardrobes and radiator.

Bedroom Three

9' 9" x 9' 5" (2.97m x 2.87m)

Double glazed window to the rear aspect. Built in wardrobe and radiator.

Bedroom Four

Double glazed window to the rear aspect. Built in wardrobes and radiator.

Bathroom

Obscured double glazed window to the rear aspect. Fitted with bath with mains feed shower over, low level WC, wash hand basin and part tiled.

Rear Garden

This established boundary fenced garden with lawn area and paved patio area. Mature borders, outside tap, brick built shed and gated rear access to parking.

En-Bloc Garage

En-bloc garage with up and over door.

Vendor Notes

Current service charge £60pcm Approx.

Oil fired heating.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: D

Tenure: Freehold

view this property online connells.co.uk/Property/STH104282



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