



St. Michaels Road Claverdon Warwick CV35 8NT

for sale
£575,000



Property Description

A fantastic three bedroom detached bungalow situated in the desirable location of Claverdon, situated off St. Michaels Road. The property boasts an expansive plot size, with a mature rear garden. This family home comprises; entrance hall, cloakroom, dining hall, lounge with patio doors to the rear garden, good size kitchen with plenty of cabinet space and There are three light and airy bedrooms and family bathroom fitted with a bath and separate shower cubicle The property comes with a garage and ample parking to the front.

Claverdon is well placed for access to local towns, centres and communication links, with regular commuter rail links available from nearby Claverdon Station & Hatton Station. Claverdon is located within a 10 minute drive to the M40 motorway, as well as linking to the A45 and Eastern Coventry bypass for the M69 and M6.

There is great local access to Warwick, Stratford upon Avon, Kenilworth, Solihull and Henley in Arden. St. Michaels Road is approximately a 10 minute drive into the historic Warwick town centre and its famous Warwick Castle. Warwick is a market town which offers a great selection of High Street & independent shops as well as a wide range of restaurants, bars and coffee shops.

Approach

Set on a secluded road off St. Michael's Road, accommodating only two properties. With off road parking and shrubs. Leading to;

Entrance Porch

Double storage cupboard, radiator, door to w/c and door leading to dining room.

Cloakroom

Obscure glazed window to rear, part metro tiled walls, vanity hand wash basin with mixer tap. Radiator and low level w/c.

Dining Room

10' 9" x 10' 9" (3.28m x 3.28m)

Window to front, radiator, doors through to;

Lounge

11' 10" x 21' 10" (3.61m x 6.65m)

Window to side and rear, feature fireplace, radiator, and patio doors leading to rear garden.

Kitchen

10' 10" x 10' 8" (3.30m x 3.25m)

Fitted with a range of base and wall mounted units with work surface over. Fitted one and half bowl sink with window overlooking rear garden, freestanding electric cooker and cooker hood over. Built in fridge/freezer and space for washing machine under counter with door leading to rear garden.

Hallway

Doors through to all bedrooms and bathroom, two storage cupboards, one with a radiator.

Bedroom One

12' 1" x 10' 8" (3.68m x 3.25m)

Window to rear and radiator.

Bedroom Two

10' 10" x 12' 2" (3.30m x 3.71m)

Window to front and radiator.

Bedroom Three

7' 9" x 9' 11" (2.36m x 3.02m)

Window to front and radiator.

Bathroom

Fitted white suite comprising of a low level w/c, vanity hand wash basin with mixer tap, radiator, bath with mixer tap and separate shower cubicle. Half tiled walls with a tiled floor, and two windows to rear.

Rear Garden

Mostly laid to lawn, with shrubs and borders.

Garage

With an up and over door, access into rear garden and store cupboard.

Agents Note

The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential time frames involved.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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14 High Street
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EPC Rating: D Council Tax
 Band: E

Tenure: Freehold

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