



Connells

Beehive Street
WARWICK



Property Description

A gorgeous two bedroom home with off road parking for multiple cars and a good size rear garden. This lovely home is being sold with a 50% shared ownership with the option to staircase later on. The property further benefits from being sold with no onward chain.

There is a spacious entrance hall with excellent storage and a guest cloakroom. The modern kitchen is to the front of the home and comes with an integrated oven, hob and extractor fan. The lounge diner is to the rear of the home and features French doors leading out into the rear garden. On the first floor, there are two light and airy double bedrooms along with a family bathroom.

Beehive Street is a short 5 minute drive to Warwick town centre and its famous castle as well as a less than 10 minute drive to Royal Leamington Spa. 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.

This lovely home is just a stones throw away from The Shires Retail Park, being a 5 minute drive or less than 20 minute walk. There is access to other local shops and amenities nearby such as a local gym, Co-Op and nearby playgrounds.

The property is a 10 minute drive to St Michael's Hospital and Warwick hospital, perfect for health care professionals looking for a short commute.

Entrance Hall

Laminate flooring, storage cupboard and understairs storage.

Cloakroom

Low level flush WC, wash hand basin, chrome towel warmer, spotlights and laminate flooring.

Kitchen

11' x 7' 8" (3.35m x 2.34m)

Fitted with a range of wall and base units with work surface over, built in oven, gas hob, extractor fan, space for fridge freezer and washing machine. Fitted with laminate flooring and double glazed window to front.

Lounge Diner

15' 9" x 14' 3" (4.80m x 4.34m)

Double glazed French doors to rear, double glazed window to rear and laminate flooring.

Landing

Airing cupboard, storage cupboard, loft hatch and carpeted flooring.

Bedroom One

14' 4" x 10' 2" (4.37m x 3.10m)

Window to front and carpeted flooring.

Bedroom Two

12' 2" to wardrobes x 8' 5" (3.71m to wardrobes x 2.57m)

Window to rear and carpeted flooring.

Family Bathroom

Shower over bath, low level flush WC, wash hand basin, chrome towel warmer, spotlights and laminate flooring.

Rear Garden

A generously sized rear garden, mainly laid to lawn with a patio area. The garden is enclosed, comes with a shed and side access.

Parking

Driveway to the side of the house for two vehicles.

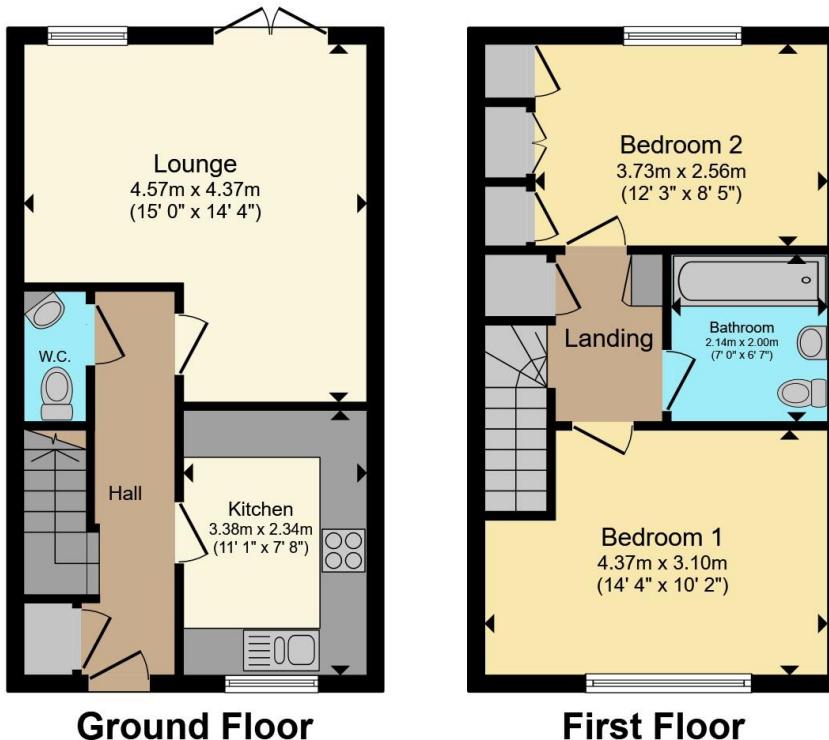
Vendors Notes

Platform Housing; Shared ownership 50%









Ground Floor

First Floor

Total floor area 70.4 m² (757 sq.ft.) approx

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.propertybox.io

Connells

To view this property please contact Connells on

T 01926 403308
E warwick@connells.co.uk

14 High Street
 WARWICK CV34 4AP

EPC Rating: B Council Tax
 Band: D

Service Charge: 368.88 Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/WAR107480

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Dec 2020. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: WAR107480 - 0002