



Connells

Spinney Close Redlands Park
Lighthorne Warwick



Property Description

A spacious DETACHED park home for the over 55's on the edge of the sought after village of Lighthorne. Benefiting from a fitted kitchen, DINING AREA, LARGE LOUNGE, two DOUBLE BEDROOMS, master bedroom with ENSUITE and WALK IN WARDROBE, also comes with PARKING and an wrap around PAVED GARDEN!

Introduction

Redlands Park boasts all the charm of the countryside whilst having the village of Lighthorne on the doorstep and the town of Warwick just 6 miles away.

Close amenities include Leamington Spa, Warwick town centres and the M42, M5 and M40 for easy access to other destinations. All plots have sizeable gardens – above average for residential park homes, are available to the over 55's and are pet-friendly

Entrance Hall

With coved ceiling, storage cupboard with coat hooks, airing cupboard with slatted shelves, wall thermostat, radiator, doors through to bedrooms, bathroom, utility, kitchen and to:

Lounge

19' 7" Max x 17' 9" Max (5.97m Max x 5.41m Max)

This bright and airy room has two double glazed box bay windows to the front with an additional double glazed window to side and a feature fireplace with inset electric fire.

Kitchen

12' x 9' 5" (3.66m x 2.87m)

Fitted with a range of wall and base units with light wood effect fronts and marble effect worksurfaces over, inset stainless steel single bowl sink and drainer with mixer tap over, tiling to splash back areas, inset four burner gas hob with cooker hood over, integrated fridge freezer, integrated dishwasher, double glazed window to side, doors leading to dining area and:

Bedroom One

10' 11" x 9' 5" (3.33m x 2.87m)

Having large walk in wardrobe with shelving and hanging rail, radiator, double glazed window to side, door through to

En Suite

Fitted with white suite comprising low level WC, wash hand basin in vanity unit, tiled corner shower cubicle with chrome shower and sliding doors and obscure double glazed window to rear

Bedroom Two

11' 7" x 9' 5" (3.53m x 2.87m)

Fitted wardrobe and double glazed window to side.

Bathroom

Fitted with white suite comprising low level WC, pedestal wash hand basin, bath with chrome fittings, tiling to splash areas, shaver point, double glazed obscure window to side

Outside

Mainly laid to gravel for ease of maintenance and steps up to both side access doors.

Front

Driveway laid to gravel providing private parking.

Council Tax

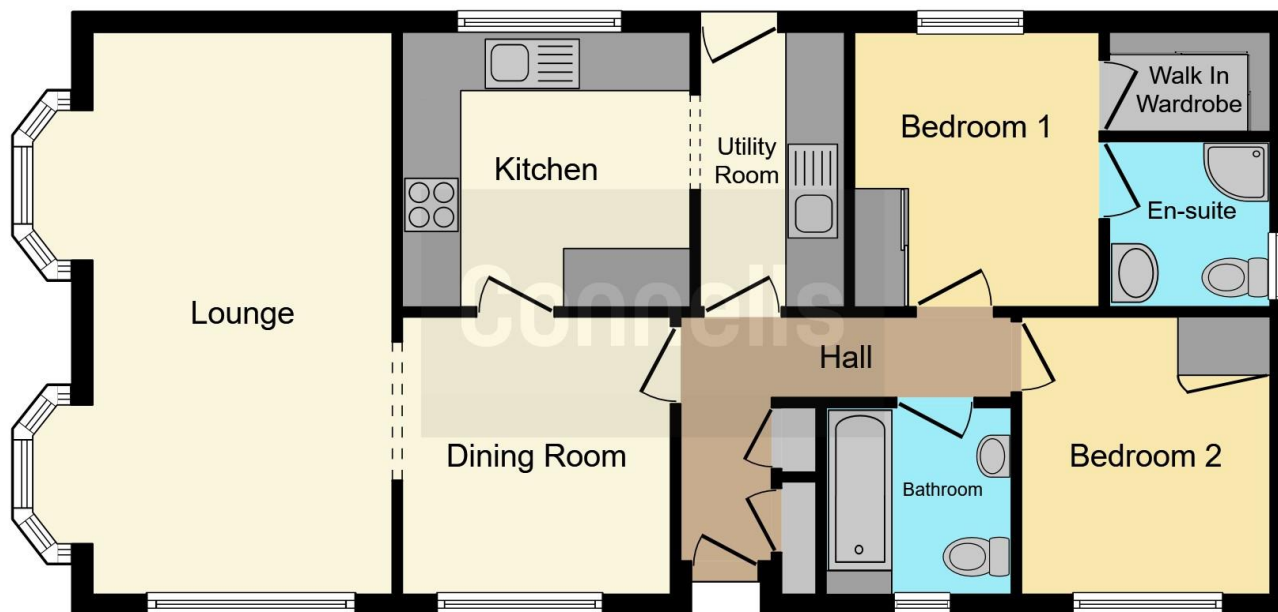
Local Authority: Stratford District Council
01789 267575

www.stratford.gov/council/bandings.cfm









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: F

Tenure:

view this property online [connells.co.uk/Property/WBE102754](https://www.connells.co.uk/Property/WBE102754)

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



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