



Park Road, Kenilworth. CV8 2GF

£895 PCM

- Two Bedroom First Floor Flat
- Double Glazing Throughout
- Bathroom with Shower
- Unallocated Rear Parking
- Available 12th May 2025
- Gas Central Heating with Combination Boiler
- EPC Rating D - 67
- Fitted Kitchen with Appliances
- Ideal for Town Centre & Warwick University
- Warwick District Council Tax Band B

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A two bedroom first floor flat close to Kenilworth Town Centre. With double glazing and gas central heating the flat has fitted kitchen, bathroom with shower, large lounge & two bedrooms. Parking, however it is unallocated. Available 12th May 2025 unfurnished.



Council Tax Band: B



COMMUNAL HALLWAY

The apartment is situated on the first floor.

ENTRANCE HALL

With coat hooks, radiator and doors off to:

LOUNGE

19'5" x 11'1"

Double glazed window to the fore , twin radiators and lighting fittings.

KITCHEN

10'5" x 7'8"

Fitted with modern beech effect shaker style wall and base units. The base units have a marble effect roll topped work surface with an inset single drainer stainless steel sink unit set beneath the double glazed window. Tiled splashbacks. Built in electric oven with halogen hob and extractor. Washing machine and an integrated fridge.

BEDROOM ONE

8'7" x 11'1"

Double glazed window to the fore and a radiator beneath.

BEDROOM TWO

8'8" x 13'6"

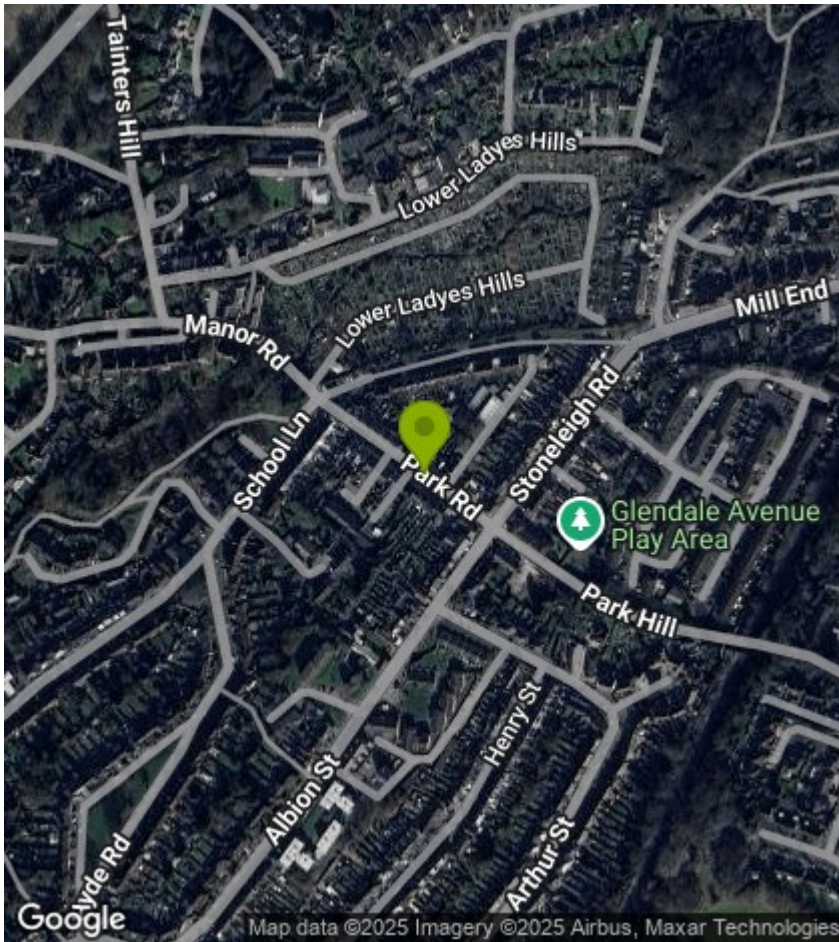
Double glazed window to the side, radiator and wardrobe.

BATHROOM

Fitted with a white suite that comprises a panelled bath with an electric shower over and screen, pedestal wash hand basin and a close coupled wc. Tiled splashbacks, medicine cabinet, frosted double glazed window, radiator and an airing cupboard housing the Worcester Bosch combination boiler.

UNALLOCATED PARKING

There is parking for one vehicle to the rear, however there is not an allocated space.

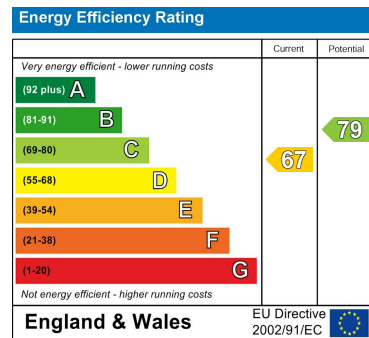


Viewings

Viewings by arrangement only. Call 01926 857244 to make an appointment.

EPC Rating:

D



Approx. 67.7 sq. metres

