

# BELVOIR!

Guide Price £375,000



## 18 Albert Street

, Leamington Spa CV32 6BB

Charming 2-Bedroom Terraced House in Milverton, Leamington Spa

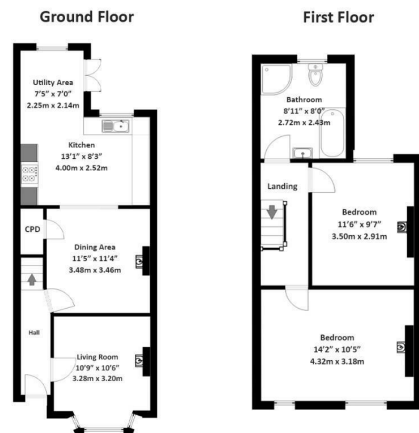
Welcome to this delightful 2-bedroom terraced house nestled in the picturesque Milverton neighbourhood of Leamington Spa. Boasting a blend of period charm and modern convenience, this property offers comfortable living spaces and a quaint walled garden, ideal for those seeking an inviting home in a sought-after area.

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Total Living Area 82.15 square metres / 884 square feet



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## ACCOMMODATION

### Key Features:

**Ground Floor:** Step into the inviting front room, showcasing an original fireplace that adds character to this versatile space. Use it as a tranquil lounge area, perfect for relaxing after a busy day.

Adjacent, discover the spacious dining room with another charming fireplace, ideal for family meals or entertaining guests. Next to the dining area is the well-appointed kitchen with a utility space that could alternatively serve as a seating area, flooded with natural light from Velux windows. The kitchen's layout is designed for practicality, offering ample space for culinary endeavours.

**First Floor:** Upstairs, two generously sized double bedrooms await, each boasting its own original fireplace adding character and warmth to the rooms. The master bedroom features a professionally painted starlight ceiling, a captivating touch that comes alive after dark.

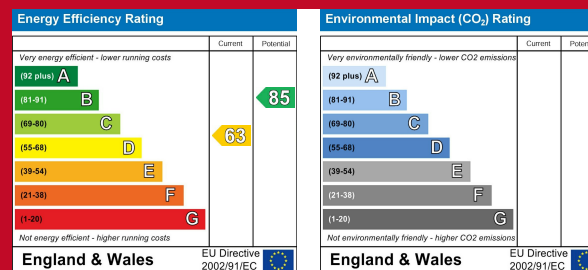
The large family bathroom is a luxurious haven with modern fixtures, including a spa bath and underfloor heating, alongside a separate shower unit, offering a space for pampering and relaxation.

**Exterior:** Outside, the property features a charming walled garden, providing a private oasis for outdoor activities or simply enjoying the fresh air. The manageable size makes it easy to maintain while offering a lovely outdoor extension to the living space.

**Parking:** Convenient on-street parking is available right outside the property, ensuring easy access for residents and visitors.

**Location:** Situated in Milverton, one of Leamington Spa's most desirable neighbourhoods, this home benefits from excellent amenities nearby. Milverton is known for its leafy streets, local shops, and proximity to the town centre, making it a highly desirable area to live in. This home is a short walk from scenic fields and the historic Saxon Mill pub, offering the best of both tranquillity and convenience.

**Summary:** This charming terraced house presents a wonderful opportunity to



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