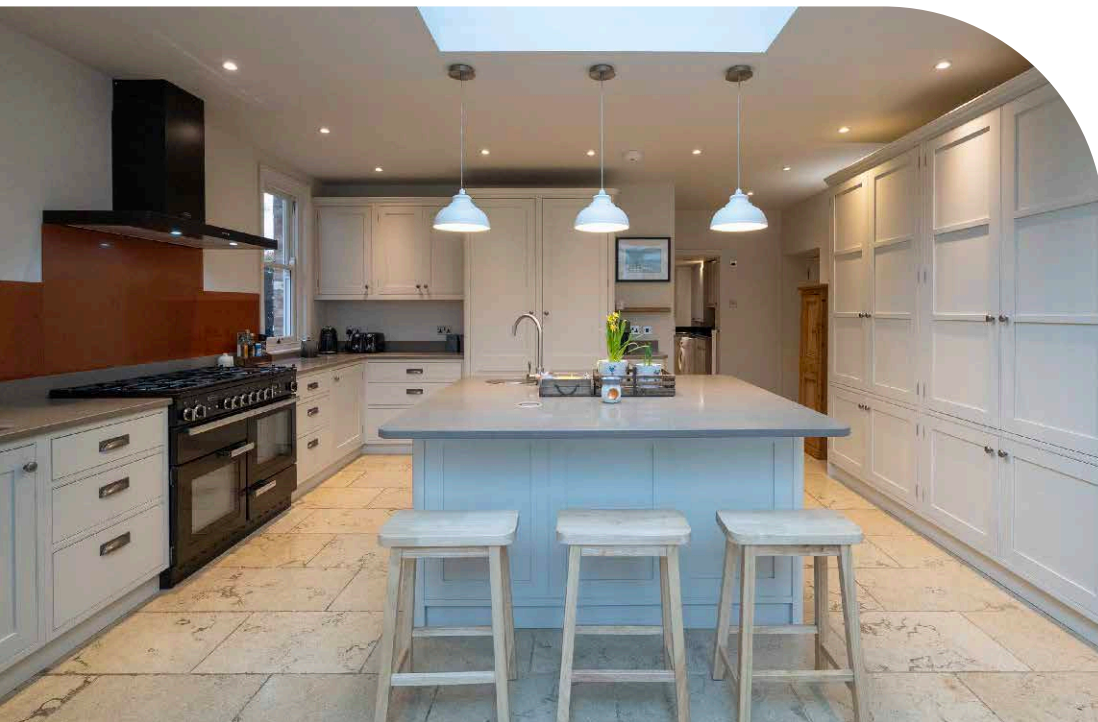




DUDLEY HOUSE

KENILWORTH, CV8 1LU

- 4 Bedroom Georgian Townhouse
- Exceptional Kitchen/Diner • 0.3 Acres Plot



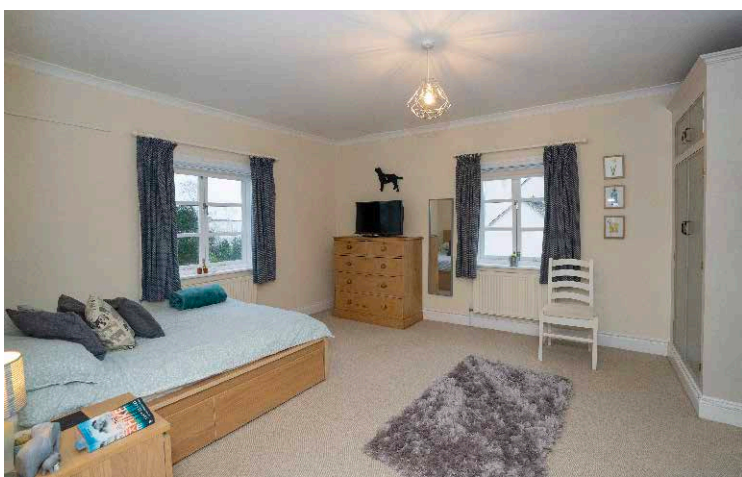
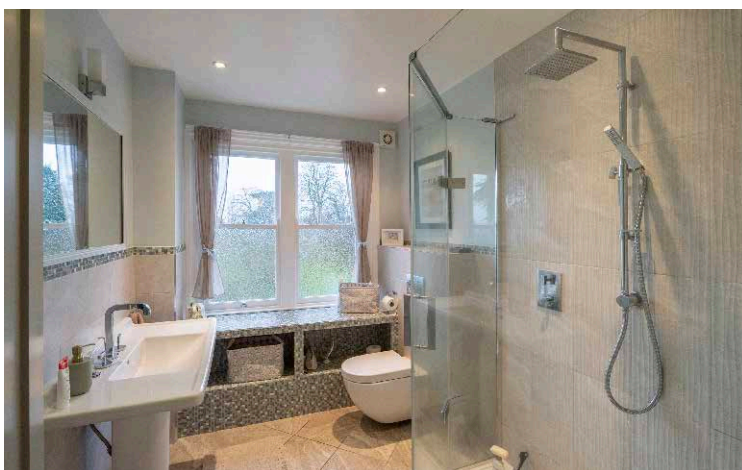
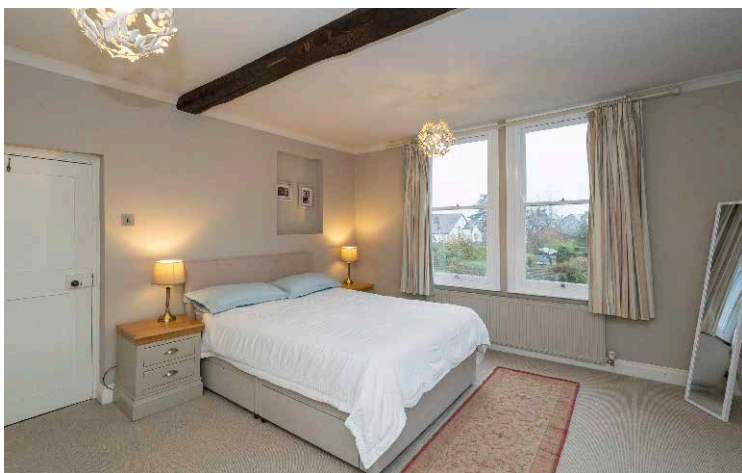
THE PROPERTY

One of the most attractive residential properties in Kenilworth with far reaching views over the Abbey fields to the front and attractive gardens to the rear. The location in our opinion is unrivalled with Kenilworth town a short two minute walk away with the old high Street found at the end of a winding pathway down through the park. This beautiful Grade two listed Georgian town house oozes character and class with its high ceilings and spacious well proportioned rooms.

The flexible family accommodation briefly offers, spacious Entrance Hall, with useful coats storage, Cloakroom with WC, Study with splendid views over the Abbey Fields and a dual access wood burner, spacious Living Room with double doors leading out to the rear garden, excellent Dining Kitchen with range of quality units and stone work surfaces, open plan access is afforded to the Family room with panoramic views over the landscaped rear garden and a huge sky lantern that floods the space with natural light. Useful Utility Room with personal door leading through to the adjoining Garage.

To the first floor there is the most attractive landing area with window seat enjoying views over the park, two double bedrooms and a Family Bathroom lead off with a second stair case which leads up to the second floor. From the second floor landing there are a further two double bedrooms with a Shower Room accessed from the landing with an impressive vaulted ceiling and an En-suite Shower Room off the front bedroom.





THE LOCATION

Abbey Hill is just perfectly located for access to all of the towns shops, restaurants, and cafes and all other amenities on foot. Whether it be the charming old High Street with its character pubs and restaurants or the Warwick Road where most of the towns shopping can be found including both Sainsburys and Waitrose supermarket. The beautiful Abbey Fields is literally across the road from this property.

For commuters, the Railway Station is just yards away, whilst the A46 is a few minutes drive connecting the regions motorway network including the M40.

THE FLOORPLAN



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