CHANGE HOMES

48 Vickers Way, Warwick, CV34 7AP
Guide price £435,000

🛏 4   🛁 2   🛋 1   ≡ B

48 Vickers Way

Warwick, CV34 7AP

- Garage
- Four Bedrooms
- Full Top Floor Bedroom
- NHBC Warranty
- Fantastic Living Dining Room
- Two Bathrooms
- Fully Landscaped Gardens
- Popular Location

A Stunning Four Bedroom Townhouse, Landscaped Garden & Garage Newly built in 2021 stands this very well presented four bedroom home. With NHBC warranty this property briefly comprises on the ground floor; entrance hallway, WC, kitchen breakfast room, living dining room with feature extended window bay and under stairs storage. To the first floor; landing, two double bedrooms and a further fourth bedroom/study sharing a family bathroom. To the second floor; full floor main bedroom with wardrobes and built in storage with en-suite. Externally; the garden's have recently been fully landscaped and benefits from a patio/BBQ area, Garage with loft space and parking for two vehicles on driveway.

Guide price £435,000

Entrance Hallway	
WC	4'10 x 2'10 (1.47m x 0.86m)
Kitchen Breakfast Room	12'1 x 8'0 (3.68m x 2.44m)
Living Dining Room	16'10 x 14'8 (5.13m x 4.47m)
Understairs Storage	
Landing	
Bedroom 4/Study	9'0 x 6'4 (2.74m x 1.93m)
Bedroom 2	14'4 x 8'4 (4.37m x 2.54m)
Bathroom	6'11 x 6'4 (2.11m x 1.93m)
Bedroom 3	12'1 x 8'4 (3.68m x 2.54m)
Landing	
Bedroom 1	24'6 x 14'8 (7.47m x 4.47m)
En-Suite	8'4 x 6'3 (2.54m x 1.91m)
Garage	

17'2 x 8'5 (5.23m x 2.57m)

Directions

Floor Plans

Location Map

GROUND FLOOR
421 sq.ft. (39.1 sq.m.) approx.

LIVING DINING ROOM
16'10" x 14'8"
5.14m x 4.46m

STORAGE

ENTRANCE HALL

UP

KITCHEN/BREAKFAST ROOM
12'1" x 8'0"
3.68m x 2.45m

WC
4'10" x 2'10"
1.47m x 0.85m

1ST FLOOR
387 sq.ft. (36.0 sq.m.) approx.

BEDROOM 2
14'4" x 8'4"
4.38m x 2.53m

BEDROOM 4
9'0" x 6'4"
2.74m x 1.93m

DOWN

LANDING

UP

BEDROOM 3
12'1" x 8'4"
3.68m x 2.53m

BATHROOM
6'11" x 6'4"
2.12m x 1.93m

2ND FLOOR
388 sq.ft. (36.0 sq.m.) approx.

BEDROOM 1
24'6" x 14'8"
7.46m x 4.46m

STORAGE

DOWN

LANDING

ENSUITE
8'4" x 6'3"
2.53m x 1.92m

GARAGE
145 sq.ft. (13.4 sq.m.) approx.

GARAGE
17'2" x 8'5"
5.24m x 2.56m

TOTAL FLOOR AREA : 1340 sq.ft. (124.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2023
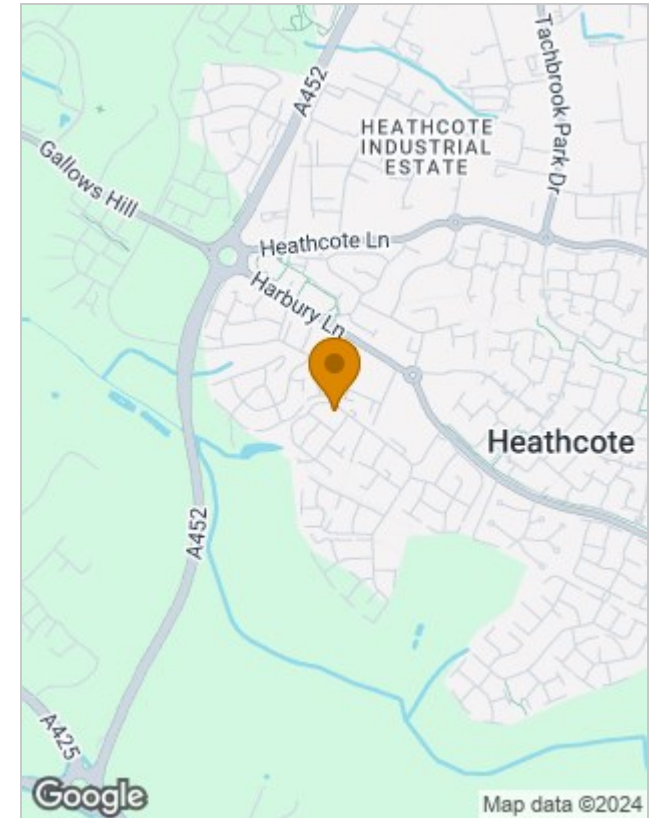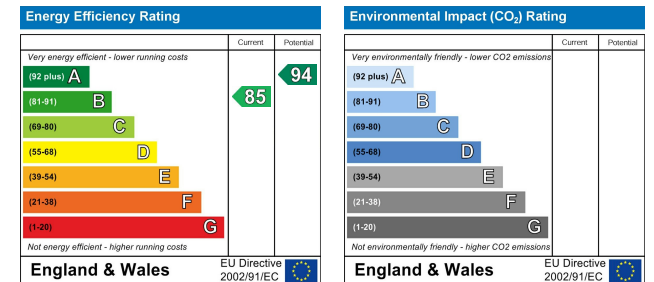
Energy Performance Graph

Viewing

Please contact us: Knowle 01564 791 130 or Warwick 01926 830 726 if you wish to arrange a viewing appointment for this property or require further information.

CHANGE HOMES

| Estate Agency | Financial Services | New Homes | Legal services |

Zoopla.co.uk   rightmove find your happy   The Property Ombudsman