



60 Telford Avenue, Leamington Spa, CV32 7HP
Guide price £525,000



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- Three Double Bedrooms
- Separate Garage
- Popular Location
- Utility With Shower Room
- Man Cave/Workshop
- Fantastic Living Space
- Extended

****Extended, Fully Updated & Fantastic Location**** Located on the very popular road, Telford Avenue stands this three double bedroom semi detached home. With a fantastic living space this property briefly comprises on the ground floor; entrance hallway, living room, open plan 'L' shape kitchen dining living room, separate utility with shower room & WC, and further 'man cave'/workshop. To the first floor; three spacious double bedrooms with fitted wardrobes and a fantastic size family bathroom with separate shower. Externally there is parking on driveway, single garage & well maintained rear garden.



Entrance Hall

Living Room 12'11 x 9'10 (3.94m x 3.00m)

Kitchen Dining Area 23'0 x 11'6 (7.01m x 3.51m)

Family Room 12'1 x 10'04 (3.68m x 3.15m)

Utililty Room 15'8 x 7'3 (4.78m x 2.21m)

Shower Room 7'10 x 5'8 (2.39m x 1.73m)

Man Cave/Workshop 11'7 x 7'4 (3.53m x 2.24m)

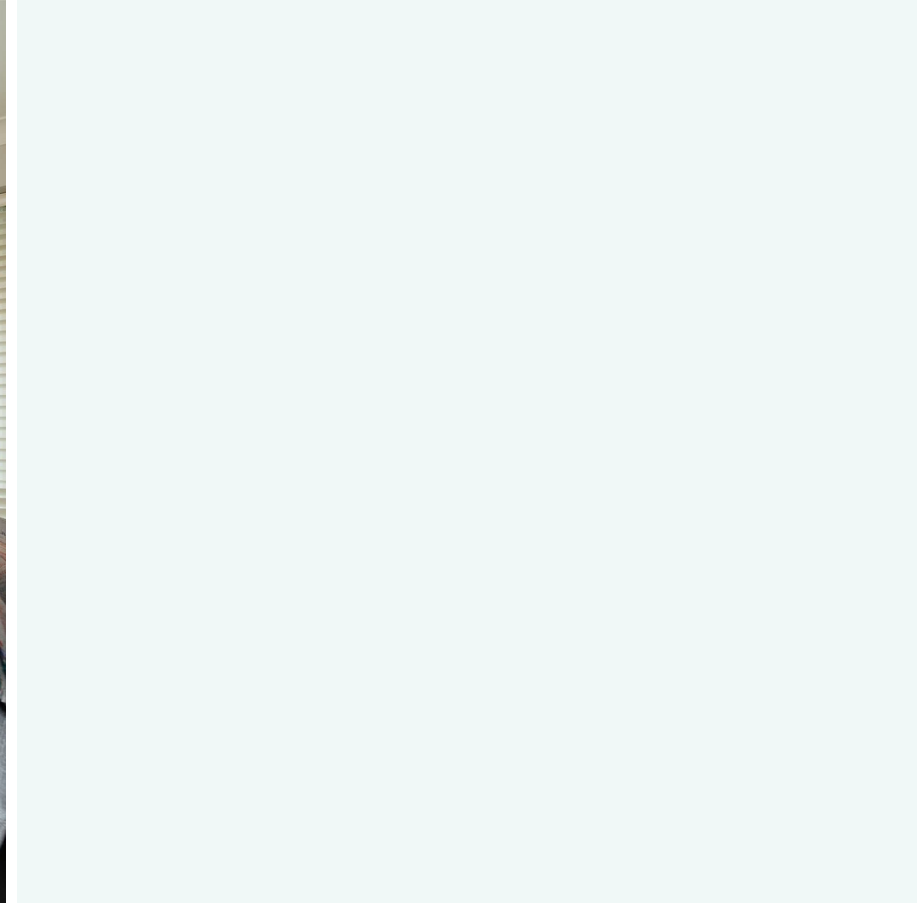
Landing

Bedroom 1 14'11 x 11'5 (4.55m x 3.48m)

Bedroom 2 13'7 x 11'5 (4.14m x 3.48m)

Bathroom 11'5 x 8'11 (3.48m x 2.72m)

Bedroom 3 11'4 x 8'11 (3.45m x 2.72m)

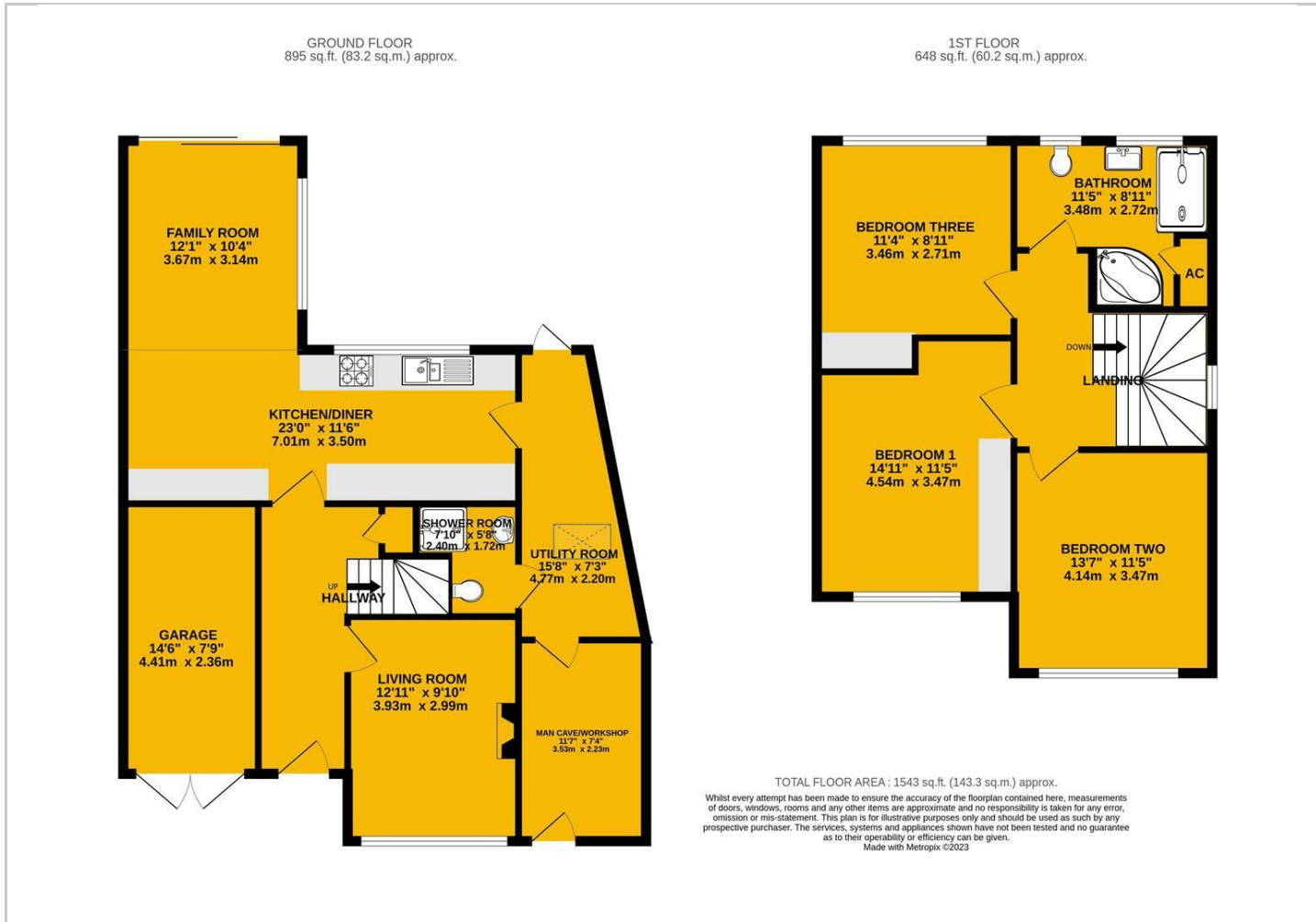


Directions





Floor Plans

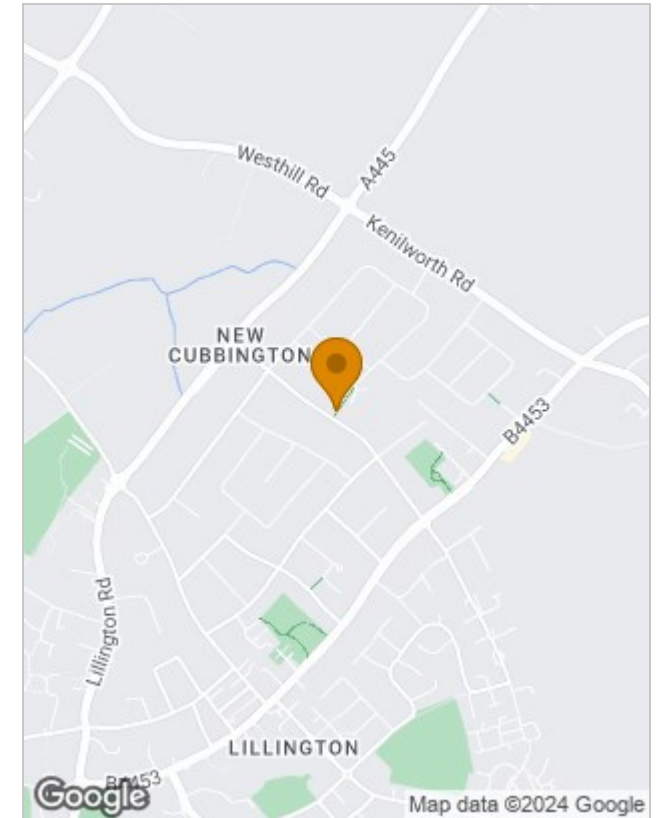


Viewing

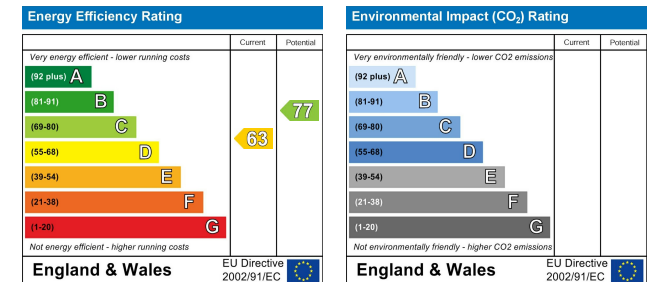
Please contact us: Knowle 01564 791 130 or Warwick 01926 830 726 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Location Map



Energy Performance Graph



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



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