



Beverley Road, Leamington Spa, CV32 6PJ

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

Property Description

*** AVAILABLE NOW *** This 3-4 bedroom spacious and well proportioned detached family home is situated in what is arguably one of Leamington's most desirable and elegant tree-lined avenues. Walking distance to town centre and makes for excellent commute location to reach A46/M40 corridor via Kenilworth Road. Within the catchment area for many reputable primary schools .

The accommodation comprises in brief: Reception hall, two reception rooms, breakfast kitchen with utility room, conservatory, converted ground floor bedroom four/family room with own entrance and ensuite shower room.

To the first floor there are three double bedrooms and a family bathroom with full suite including shower over bath.

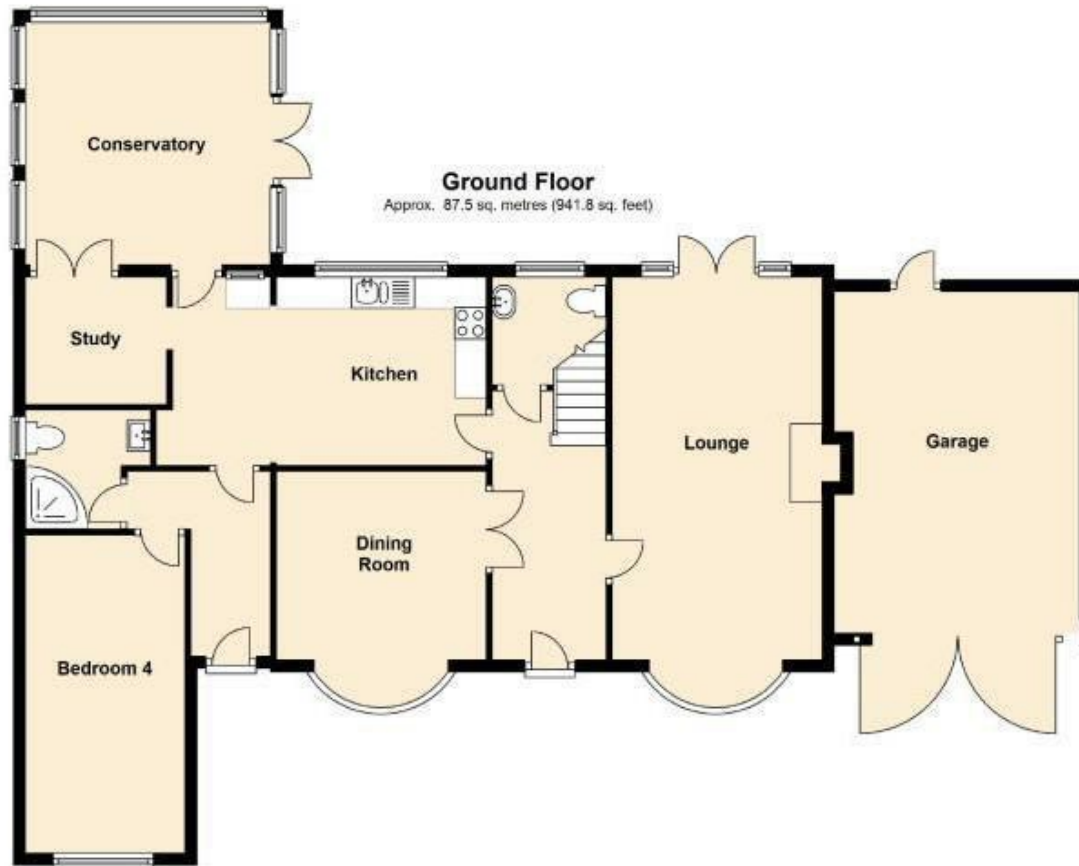
To the exterior is a sizeable rear garden, mainly laid to lawn and with handy side access. U-shaped driveway offering ample off road parking, single garage and pretty garden to front aspect. Council Tax Band F. Energy Rating D.





Key Features

- AVAILABLE NOW
- Leamington Spa
- 3-4 Bedrooms, 2 Bathrooms & WC
- Detached House
- Unfurnished
- Desired Location
- Large Rear Private Garden
- Driveway & Garage
- Council Tax Band F
- Energy Rating D



Ground Floor
Approx. 87.5 sq. metres (941.8 sq. feet)

Total area: approx. 140.3 sq. metres (1509.7 sq. feet)

£2,395 PCM