



Warwick Place, Leamington Spa, CV32 5BL

**SHELDON
BOSLEY
KNIGHT** LAND AND
PROPERTY
PROFESSIONALS

Property Description

*** AVAILABLE NOW - NEWLY REDECORATED THROUGHOUT WITH NEW KITCHEN AND BATHROOMS *** This two bedroom, mid floor, split level conversion apartment is set within a Grade II listed building and within walking distance to both the main shopping parade and the railway station of Leamington Spa. This naturally light and bright home retains all of the charm and character that is expected with a regency property but with a stunning modern upgrade to the breakfast kitchen and bathrooms.

This unique property comprises in brief: Entrance hall with cloak space and entry phone. Living room with feature fireplace with ample space to create a formal dining area. Newly fitted breakfast kitchen with appliances included (dishwasher, washing machine and American style fridge/freezer), space for own breakfast bar and pantry/storage space.

Generous newly fitted main bathroom with full suite, including shower over bath. Two double bedrooms with views to the rear elevation. Newly fitted ensuite shower room to the upper level bedroom.

With off road parking to the rear, this property is offered UNFURNISHED. Council Tax C. Energy Rating D.





Second Floor

Approx. 85.3 sq. metres (918.2 sq. feet)



Total area: approx. 85.3 sq. metres (918.2 sq. feet)

This plan is for illustration purposes only and should not be relied upon as a statement of fact
Property of Sheldon Bosley Knight Limited. Not to be reproduced

Key Features

- AVAILABLE NOW
- Leamington Spa
- Two Double Bedrooms, 2 Bathrooms
- Mid Floor Split Level Apartment
- Unfurnished
- New Kitchen & Bathrooms
- Walking Distance to Town Centre
- Resident's Parking
- Council Tax Band C
- Energy Rating D

£1,525 PCM