



REGENT COURT

Parade, Leamington Spa, CV32 4NL

**SHELDON  
BOSLEY  
KNIGHT**

LAND AND  
PROPERTY  
PROFESSIONALS



# Property Description

\*\*\* AVAILABLE MID AUGUST \*\*\* This generously proportioned, modern contemporary mid-floor, one bedroom apartment is centrally positioned and provides excellent connections to all local amenities, bars, restaurants and within walking distance to the train station.

This charming accommodation comprises in brief: Entrance hall, storage cupboard which houses the washing machine (which is included), open plan lounge/kitchen with integrated appliances included (fridge/freezer & dishwasher), Juliet balcony which overlooks Regent Court. One spacious double bedroom with built in wardrobes and dressing area, bathroom with full suite including shower over bath.

With lift access to all floors this property is offered UNFURNISHED. Council Tax Band C. Energy Rating C.









## Key Features

- AVAILABLE MID AUGUST
- Leamington Spa
- One Bedroom
- Second Floor Apartment
- Town Central Location
- Walking Distance to Train Station
- Easy Links to Major Bus Routes
- Doorstep Local Amenities
- Energy Rating C
- Council Tax Band C

**£1,150 PCM**