



Newbold Terrace, Leamington Spa, CV32 4EG

**SHELDON  
BOSLEY  
KNIGHT**

LAND AND  
PROPERTY  
PROFESSIONALS



# Property Description

\*\*\* AVAILABLE END JUNE - DEPOSIT

ALTERNATIVE AVAILABLE \*\*\* This beautifully appointed two-bedroom apartment set within Newbold House is part of the prestigious Royal Terrace development. Fully converted back in 2011 by the renowned TAG Executive team.

The property is located very centrally upon Newbold Terrace in a fashionable spot in the heart of Leamington Spa with fantastic access to Jephson Gardens, Mill Gardens and Newbold Comyn.

This stunning lower ground floor apartment comprises in brief: Private access via the street into the courtyard garden space. Generous open plan living with ample opportunity to zone off required living arrangements with dining table and chairs. Integrated appliances include dishwasher, fridge and freezer, separate utility cupboard which houses the washing machine.

Generous double bedroom to the front elevation with fitted wardrobes running the length of the room. Second bedroom of snug double/generous single would make for a great work from home space.

With an allocated parking space for one car and courtyard space to the entrance of the apartment, this property is offered unfurnished. Energy Rating C. Council Tax Band D. Sorry no pets are permitted due the headlease stipulations. **NEWLY REDCORATED THROUGHOUT & NEW CARPETS.**









Total area: approx. 90.4 sq. metres (973.1 sq. feet)  
This plan is for illustration purposes only and should not be relied upon as a statement of fact

## Key Features

- AVAILABLE END JUNE - DEPOSIT ALTERNATIVE AVAILABLE
- Leamington Spa
- Two Bedrooms
- Lower Ground Apartment
- Courtyard Garden Space
- Newly Redecorated with New Carpets
- Desired Location
- Energy Rating C
- Council Tax Band D
- Sorry No Pets Permitted

**£1,695 PCM**