



Gresham Avenue, Leamington Spa, CV32 7RA

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Property Description

An extremely stylish and well presented three bedroom end of terrace extended property set in a popular residential location offering excellent access to local schooling and shops.

Internally this wonderful home comprises of an entrance hallway and downstairs cloakroom, living room in to bay, dining area and a contemporary styled kitchen giving access to the garden. To the first floor the main bedroom into bay is currently being used as an office, there are two further bedrooms and a wonderfully appointed bathroom. In addition there is access to a very useful loft offering a number of uses.

At the front of the property there is off street parking whilst the garden to rear is particularly attractive and well cared for being made up predominantly of a lawned area, established borders with a pleasant selection of shrubs and smaller trees in addition to two patio areas. At the end of the garden is a shed with power. Of particular note with the garden is the privacy it offers.

A viewing is highly recommended to appreciate the finish of the property and the private position.



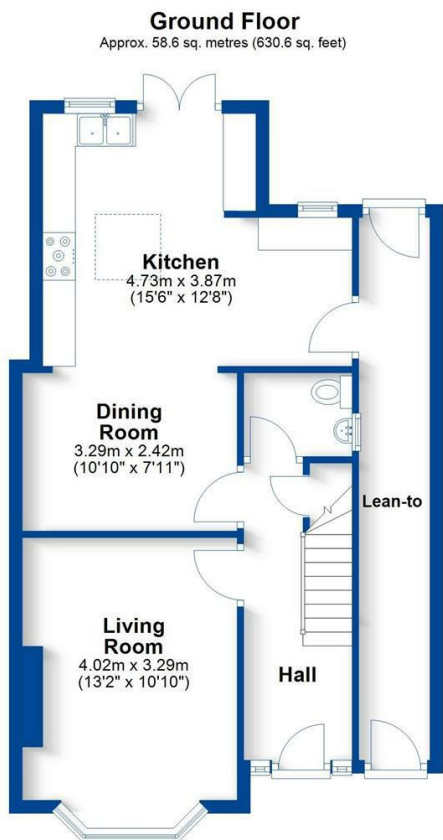


Key Features

- Sought after residential location
- Extended three bedroom family home
- Off street parking
- Exceptionally presented throughout
- Lengthy and private garden to the rear
- Open plan kitchen/diner area
- Useful loft space
- Outside lean-to for storage
- Close to schooling and shops
- Energy rating D

**Offers Over
£385,000**





Total area: approx. 95.8 sq. metres (1031.5 sq. feet)
This plan is for illustration purposes only and should not be relied upon as a statement of fact



EPC Rating - D

Tenure - Freehold

Council Tax Band - C

Local Authority
Warwick



We routinely refer clients to both our recommended legal firm and a panel of financial services providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee.

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