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Oxford Street, Town Centre  
Asking Price £180,000

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# Oxford Street, Town Centre, Rugby

Welcome to this charming property located on Oxford Street in Rugby! This mid-terrace house offers great potential for those looking to create their dream home. Upon entering, you are greeted by a spacious reception room, perfect for entertaining guests or simply relaxing with your loved ones. The property boasts three bedrooms, providing ample space for a growing family. Although there is currently only one downstairs bathroom, there is potential to modernise and create a luxurious space to unwind after a long day. The property's location is ideal, being close to the town centre and local amenities, making daily errands a breeze. With no onward chain, this property offers a fantastic opportunity for those looking to make their mark and transform this house into a beautiful home. Don't miss out on the chance to own a property with great potential in a sought-after location. Contact us today to arrange a viewing and let your imagination run wild with the possibilities this property holds!

## Hallway

**Living Room 11'11" x 12'0" (3.64m x 3.66m)**

**Diner 11'8" x 11'11" (3.57m x 3.64m)**

**Kitchen 10'7" x 8'2" (3.24m x 2.49m)**

## Bathroom

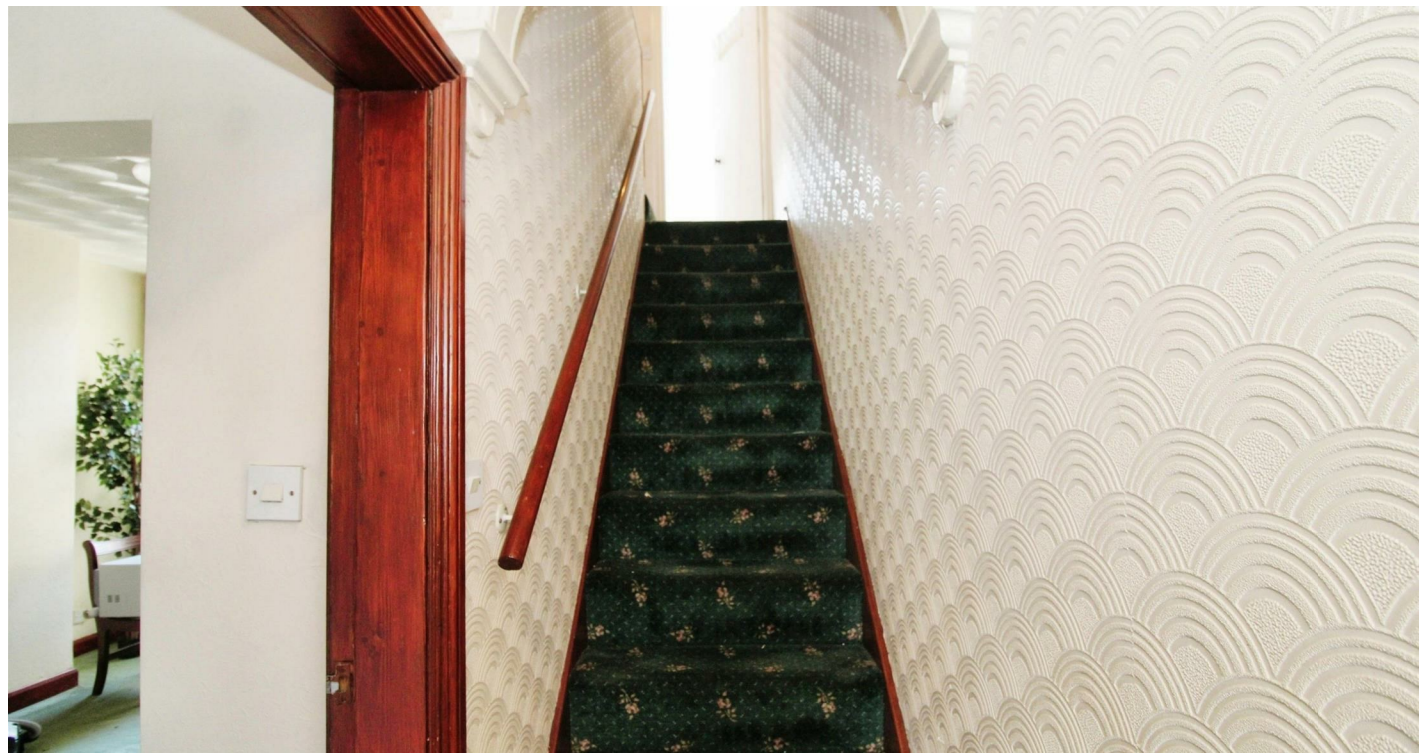
## Rear Garden

**Bedroom One 12'1" x 15'2" (3.69m x 4.63m)**

**Bedroom Two 8'9" x 11'8" (2.67m x 3.56m)**

**Bedroom Three 10'7" x 8'5" (3.23m x 2.57m)**







**Ground Floor**



**First Floor**



This floorplan is to be used as a guide only and not be taken as fact or to scale. The property may be different to actual diagram shown and square footage may differ.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

Misrepresentation Act 1967 - These particulars are believed to be correct but their accuracy is not guaranteed nor do they form part of any contract.

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