



9 Mill Farm Close Dunchurch, Rugby, CV22 6QL

This GORGEOUS, detached property has been REFURBISHED throughout, and benefits from a GARAGE CONVERSION, with EXTENSION ABOVE, to create a stunning FOUR/FIVE bedroom family home, located within the sought after and historic village of Dunchurch.

The modern and stylish accommodation is arranged over two floors, and offers a true turn key/ready to move into proposition.

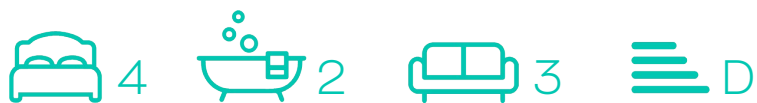
The property resides on a quiet cul de sac, with a plot comprising of a block paved driveway with EV charging point to the front aspect, and an enclosed rear garden with lawned, and patio/outdoor entertaining areas.

The property comprises of an entrance hall with stairs rising to the first floor, a family room/bedroom five (Garage conversion), through lounge with feature log burning stove, a large full

Guide price £415,000

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- Beautiful Detached Family Home
- EXTENSION
- Stylish Refitted Kitchen/Diner With Slate Flooring & Granite Worktops
- Spacious Block Paved Driveway With EV Charging Point
- Four/Five Bedrooms
- Conservatory
- Utility Room & Guest WC, Family Bathroom & En-suite
- GARAGE CONVERSION
- Lounge With Feature Log Burning Stove
- Enclosed Rear Garden With Lawned & Patio/Entertaining Areas

Entrance Hall

Lounge

15'1" x 12'8" (4.60 x 3.88)

Kitchen/Diner

24'11" x 10'8" (7.62 x 3.26)

Utility Room

5'4" x 4'6" (1.65 x 1.39)

Guest WC

Family Room/Bedroom Five

11'11" x 7'8" (3.64 x 2.35)

Conservatory

11'6" x 9'10" (3.53 x 3.01)

Bedroom One

19'1" x 7'8" (5.82 x 2.34)

En-Suite

Bedroom Two

12'10" x 9'4" (3.92 x 2.86)

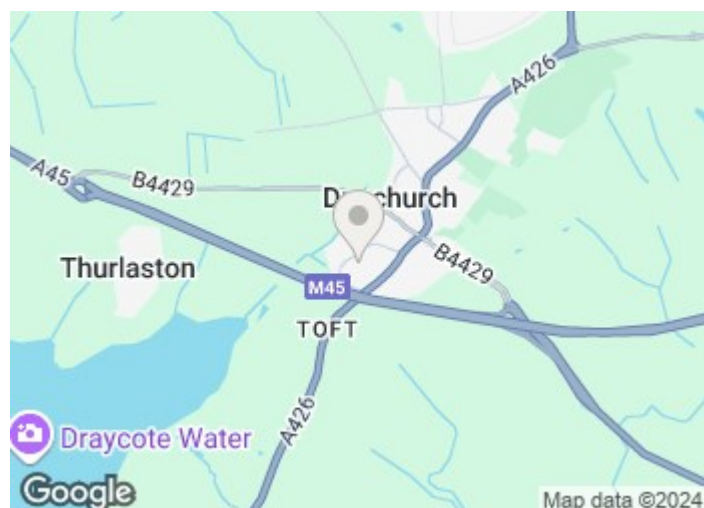
Bedroom Three

10'9" x 9'4" (3.28 x 2.86)

Bedroom Four

9'9" x 6'5" (2.98 x 1.98)

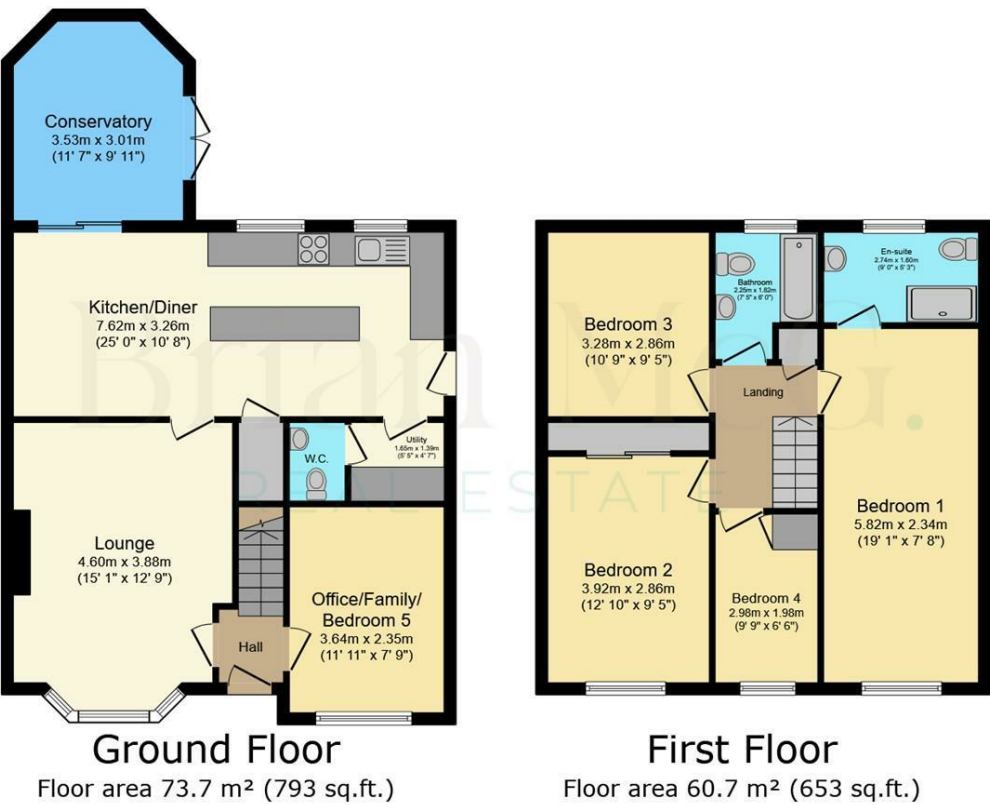
Family Bathroom



[Directions](#)



Floor Plan



TOTAL: 134.3 m² (1,446 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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