



111a Clifton Road, Rugby, CV21 3QJ

Asking price £575,000





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- Victorian style townhouse
- Self Contained one bedroom Annexe
- Original features
- Enclosed walled garden
- Cellar
- Garage
- Refurbished kitchen and bathrooms
- No chain

This well-presented, four-bedroom period property, dating back to 1860, retains many original features and includes a separate, one-bedroom self-contained annex—ideal for multi-generational living or potential Airbnb rental income. Conveniently located within walking distance of Rugby town centre and Rugby train station, the property offers spacious living comprising, sitting room, lounge, kitchen breakfast room, two bathrooms, along with the added advantage of a large cellar and an oversized single garage. No chain.



Summary

Location

Entrance Hall

Lounge 12'5 x 14'0 (3.78m x 4.27m)

Sitting Room 14'7 x 11'5 (4.45m x 3.48m)

Kitchen/Breakfast 12'5 x 15'0 (3.78m x 4.57m)

Utility Room 11'9 x 7'11 (3.58m x 2.41m)

Ground floor bathroom 12'5 x 7'3 (3.78m x 2.21m)

Cellar 15'6 x 14'9 (4.72m x 4.50m)

Stairs & Landing

Bedroom One 12'5 x 14'11 (3.78m x 4.55m)

Bedroom Two 14'9 x 11'7 (4.50m x 3.53m)

Bedroom Three



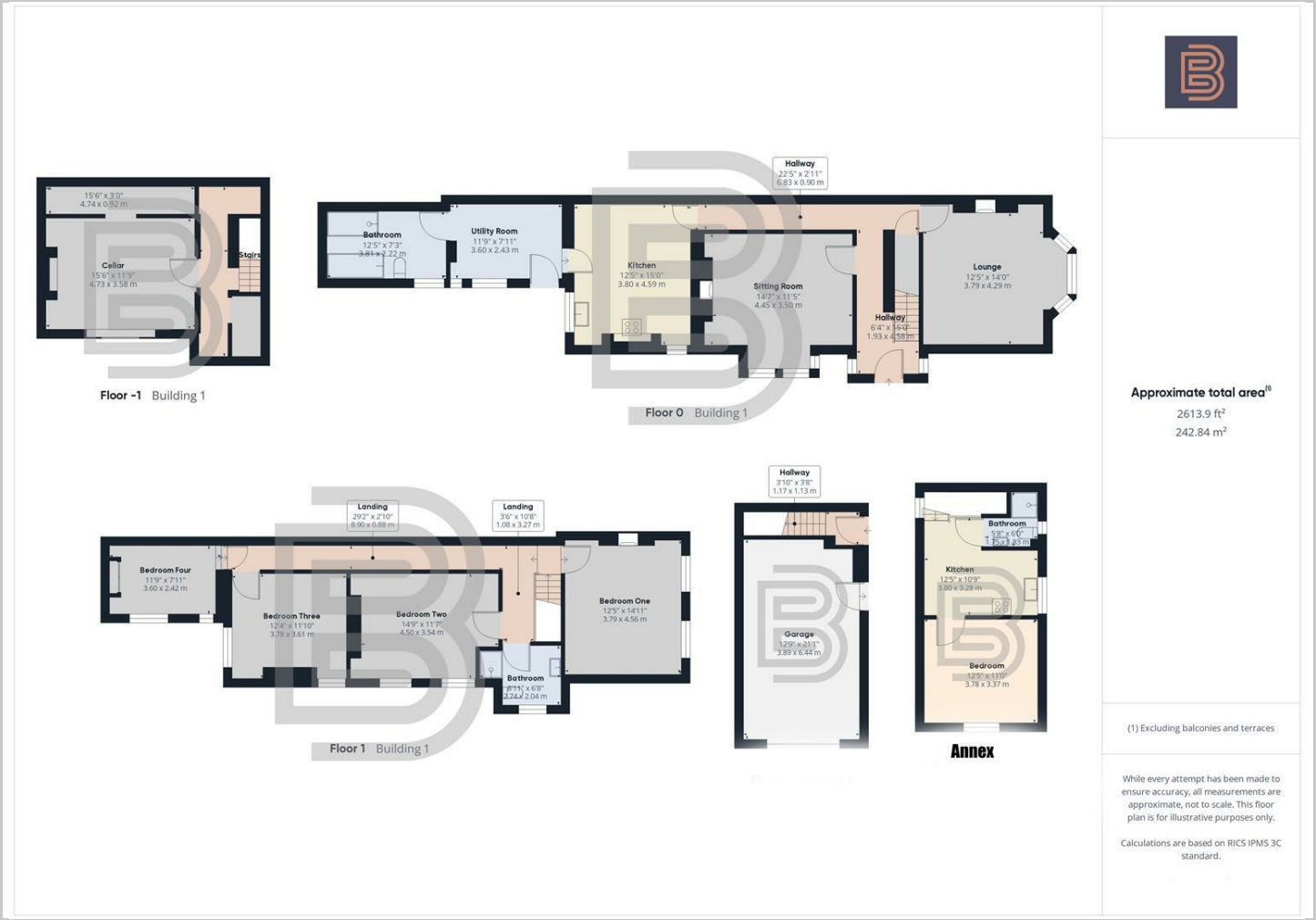


Bedroom Four
Shower Room
Outside
Annex
Garage

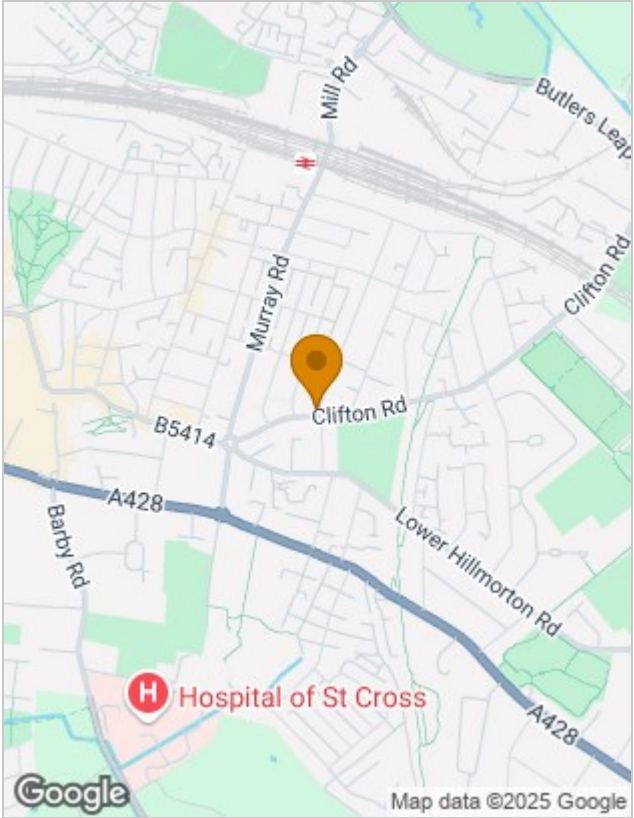




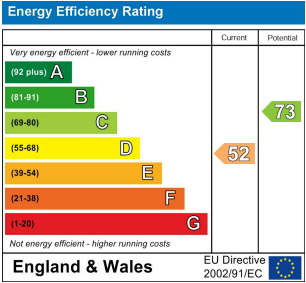
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Rugby Office on 01788 221242 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.