



49 Kenilworth Road | Leamington Spa | CV32 6JJ

£1,200 Per month



**KINGSWAY**  
— ESTATE AGENTS —



## Key features

- Well Maintained Communal Gardens
- Off-Road Parking
- Easy Access To The Town Centre
- EPC Rating: C

## Description

Kingsway Estate Agents are pleased to bring to the market this excellent opportunity to rent a purpose built first-floor apartment, providing gas centrally heated two bedroom, featuring very well proportioned lounge/dining room located in this well regarded north Leamington Spa development.

Nova Lodge, Kenilworth Road - Is a purpose built development of self-contained apartments of varying sizes being conveniently sited within easy reach of the town centre and all amenities including shops, schools and a variety of recreational facilities. Nova Lodge is well known for being pleasantly sited within its own pleasant communal gardens, which also includes a good sized car parking facility. This particular development has consistently proved to be very popular over the years.

We anticipate this property will be in high demand, therefore it is advisable to book your viewing as soon as possible to avoid disappointment.

EPC Rating: C



Living Room

19'7" x 13'4"

Kitchen

9'5" x 8'5"

Bedroom One

10'5" x 10'2"

Bedroom Two

9'0" x 8'11"

Bathroom

6'7" x 6'3"



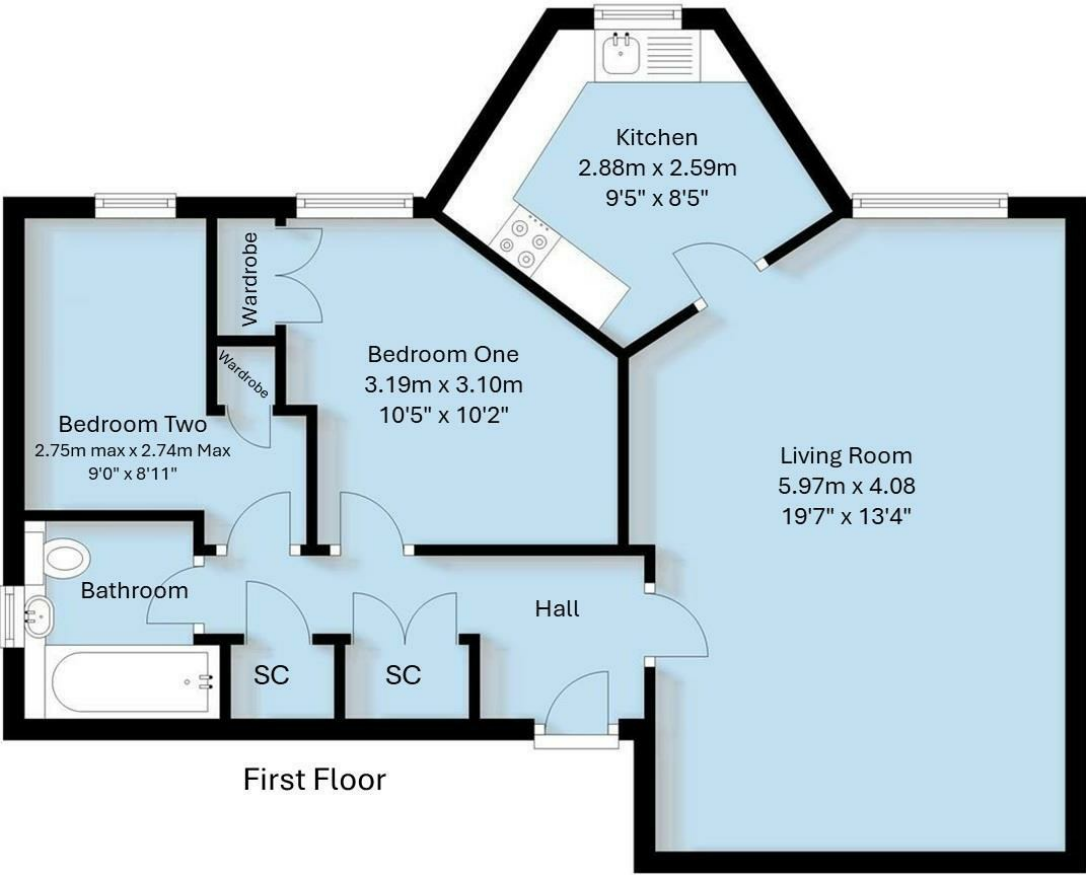








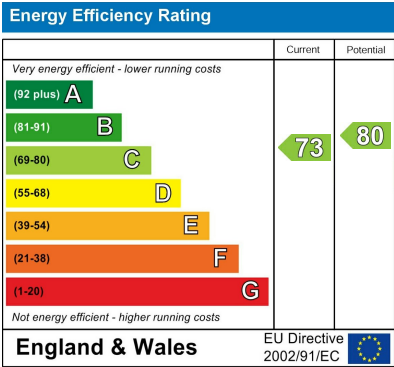
Floor plans



**Total Floor Area Approx. 69 sq. metres (742.71sq. feet)**



The floor Plan is for illustration purposes only and may not be a representative of the property and is not to scale



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