



Connells

Morse Road
Whitnash Leamington Spa

Morse Road Whitnash Leamington Spa CV31 2LH

for sale
£280,000



Property Description

Located within the sought after area of Whitnash this two double bedroom terrace would make an ideal first time purchase or investment! Offering spacious accommodation throughout beginning with a welcoming entrance hallway, breakfast kitchen, lounge and conservatory. To the first floor there are two double bedrooms and the family bathroom.

Externally the property benefits from a driveway, private rear garden and garage en-bloc. This home would make a great choice for young couples/families and is ideally positioned close to Primary Schools such as St Joseph's Catholic Schools, St. Margaret's School and Whitnash Primary School to name but a few.

Approach

Located on a quiet cul-de-sac and set back from the road behind the driveway with a pathway to the front entrance.

Entrance Hallway

Welcoming entrance hallway with stairs rising to the first floor. Comprising a radiator and doors to to breakfast kitchen.

Kitchen/Diner

8' 4" max x 17' 2" (2.54m max x 5.23m)

Fitted with wall and base units with complementary work surfaces over and tiling to the splash back areas, incorporating a stainless steel sink and drainer unit. There is an electric oven and gas hob with cooker hood over, whilst providing space for a

washing machine, space for a tumble dryer and space for a fridge/freezer. Comprising a radiator a double glazed window to front elevation and Bi-fold doors leading to the lounge.

Lounge

12' 11" x 11' 4" (3.94m x 3.45m)

Spacious, light and airy lounge having an electric feature fire place, a radiator and French doors leading to the conservatory.

Conservatory

7' 1" x 9' 9" (2.16m x 2.97m)

Having UPVC construction, a radiator and a double glazed window to rear elevation and a door to the garden.

First Floor

Landing

The stairs lead from the hallway. Comprising a built-in cupboard and doors to both bedrooms and the family bathroom.

Bedroom One

9' 3" to wardrobe x 10' 11" (2.82m to wardrobe x 3.33m)

Double bedroom having fitted wardrobes, a radiator, laminate flooring and a double glazed window to front elevation.

Bedroom Two

12' 4" max into alcove x 11' 4" (3.76m max into alcove x 3.45m)

Double bedroom having a radiator, laminate flooring and a double glazed window to rear elevation.

Bathroom

Three piece suite fitted with a wash hand basin and vanity unit, a bath with mixer taps and shower over and a low level W/C. Having fully tiled walls and a heated towel rail.

Outside

Rear Garden

Beautifully landscaped garden, being mainly laid to astro turf and fence enclosed. Comprising a patio area, gated rear access and access to the garage.

Parking

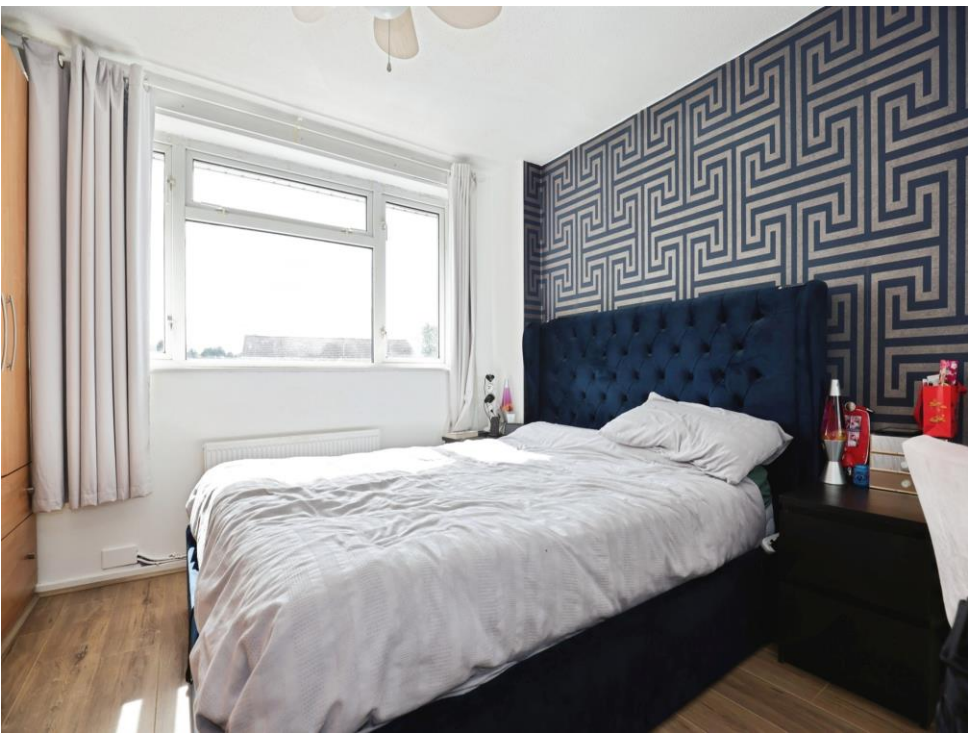
Driveway providing off road parking for one car.

Garage En Bloc

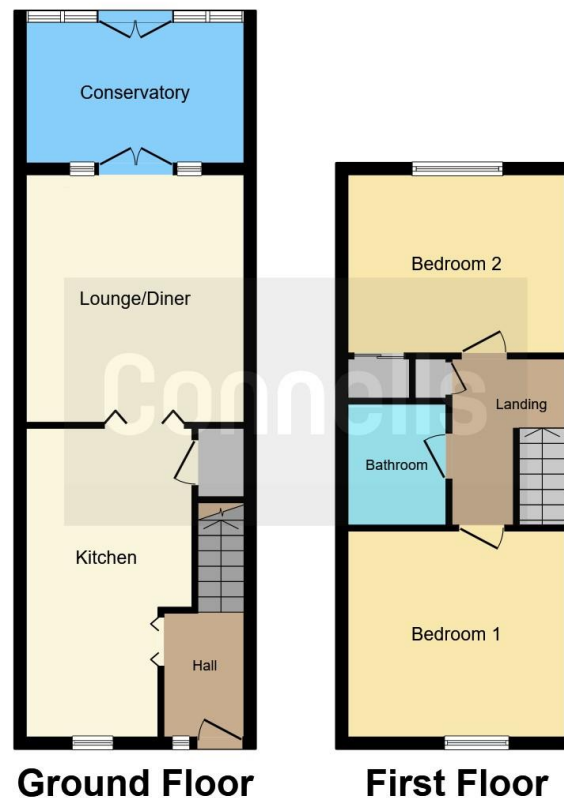
Single garage en bloc located to the rear of the property.

Connells advice an internal inspection of the garage has not yet taken place.









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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com

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EPC Rating: C Council Tax
 Band: B

Tenure: Freehold

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Property Ref: SPA311812 - 0003