



**Wroughton Drive, Houlton Rugby CV23 1BB**





**welcome to**

## **Wroughton Drive, Houlton Rugby**

- CORNER PLOT.
- FOUR BEDROOMS.
- DETACHED.
- DRIVEWAY, CAR PORT AND GARAGE.
- ELECTRIC CHARGING POINT.

Tenure: Freehold EPC Rating: B

# £425,000

Shipways will be conducting an open house event on this property and viewings are arranged by appointment only, please call today to avoid missing out on this perfect forever home located in the ever so sought after residential location of Houlton.



### **Agent Note**

**Entrance Porch**

**Cloakroom/Wc**

**Lounge**

18' 2" x 11' 8" into max ( 5.54m x 3.56m into max )

**Kitchen/Dining Room**

18' 1" x 11' 7" into max ( 5.51m x 3.53m into max )

**Utility Room**

6' x 6' 7" ( 1.83m x 2.01m )

**Landing**

**Bedroom One**

9' 1" x 10' 10" ( 2.77m x 3.30m )

**En Suite**

**Bedroom Two**

9' 8" into max x 8' 4" ( 2.95m into max x 2.54m )

**Bedroom Three**

11' 9" x 8' 6" ( 3.58m x 2.59m )

**Bedroom Four**

7' 4" x 9' 2" ( 2.24m x 2.79m )

**Bathroom**

**view this property online** [shipways.co.uk/Property/RGY108759](http://shipways.co.uk/Property/RGY108759)



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**Property Ref:**

RGY108759 - 0002

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**01788 574641**



[Rugby@shipways.co.uk](mailto:Rugby@shipways.co.uk)



24 Regent Street, RUGBY, Warwickshire, CV21 2PY



[shipways.co.uk](http://shipways.co.uk)