



Barnaby Road, Rugby CV21 1GB

welcome to

Barnaby Road, Rugby

hipways 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 fantastic three bedroom semi detached home.

Agent Note

The Council Tax Band is C.

W/C

Sink basin, toilet.

Lounge

15' 3" x 10' 5" (4.65m x 3.17m)

Double glazed window to front, door to rear, radiator, led spotlights.

Kitchen

9' 10" into max x 11' 2" (3.00m into max x 3.40m)

Top and bottom cupboards, electric oven, gas hob, integrated appliance, double glazed window to front.

Bedroom One

11' 1" x 9' 6" into max (3.38m x 2.90m into max)

Double glazed window to front, radiator.

En Suite

Shower, sink basin, toilet, double glazed window to front, radiator.

Bedroom Two

8' 5" x 10' 5" (2.57m x 3.17m)

Double glazed window to rear, radiator.

Bedroom Three

10' 4" into max x 6' 4" (3.15m into max x 1.93m)

Double glazed window to rear, radiator.

Bathroom

Shower over bath, sink basin, toilet, led spotlight, radiator.

Rear Garden

Partially slouched, turfed, shed.





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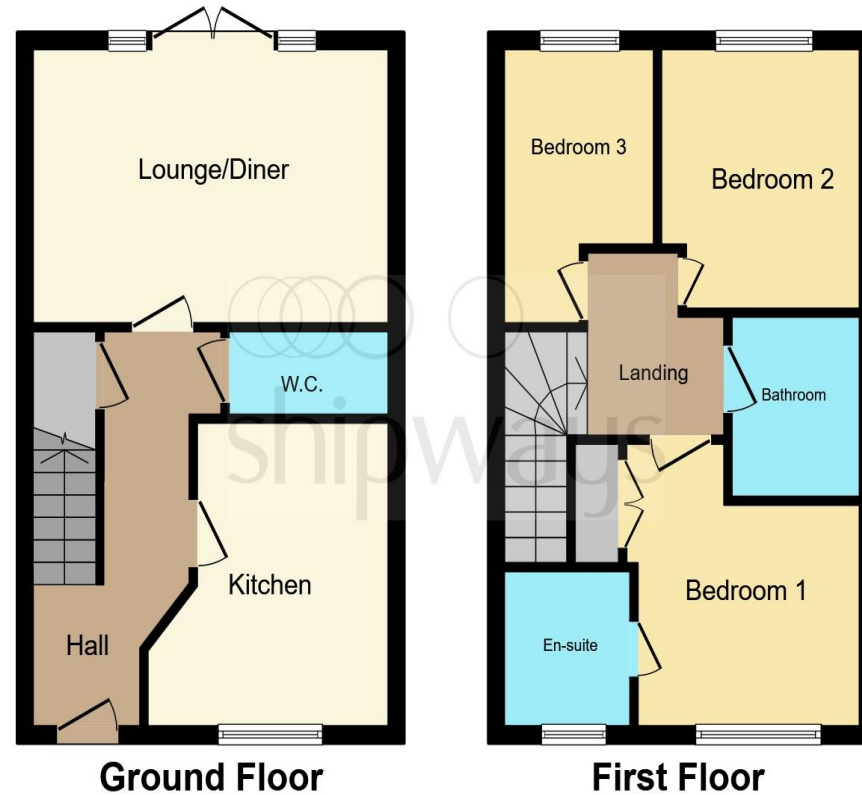
Barnaby Road, Rugby

- Three Bedrooms
- Semi-Detached
- Driveway
- Immaculately present Throughout
- En Suite To Master

Tenure: Freehold EPC Rating: B

offers over

£290,000



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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Property Ref:
RGY109390 - 0004

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01788 574641



Rugby@shipways.co.uk



24 Regent Street, RUGBY, Warwickshire, CV21 2PY



shipways.co.uk