





Property Description

A fantastic opportunity to purchase a STUNNING two bedroom first floor apartment situated within close proximity to Finham Brook, Kenilworth Common and Old Town Kenilworth. The apartment benefits from having Karndean flooring throughout, Oak doors to all rooms, updated MODERN fitted kitchen with integrated appliances, a spacious entrance hall with a larger than most storage cupboard, large and spacious living room, bathroom and two double bedrooms.

Approach

Pathway to front door leading to communal hallway;

Communal Hallway

Stairs rising to first floor with access to apartment;

Entrance Hall

Oak doors to all rooms; cupboard providing ample storage space

Lounge

17' 9" maximum x 12' 5" (5.41m maximum x 3.78m)

Window to rear, views towards Kenilworth Old Town, radiator.

Kitchen

11' 4" x 9' 7" (3.45m x 2.92m)

Stunning, modern well-designed kitchen, fitted with a range of base and wall mounted units with complimentary work surfaces over. Integral appliances to include; fridge and freezer, washer dryer and dishwasher. Large window to front of property block allowing lots of natural light.

Bedroom One

17' 7" maximum x 11' 10" (5.36m maximum x 3.61m)

Window to rear, continuing views towards Kenilworth Old Town, radiator fitted.

Bedroom Two

11' 4" maximum x 10' 11" (3.45m maximum x 3.33m)

Window to front of block, fitted double wardrobe, radiator fitted.

Bathroom

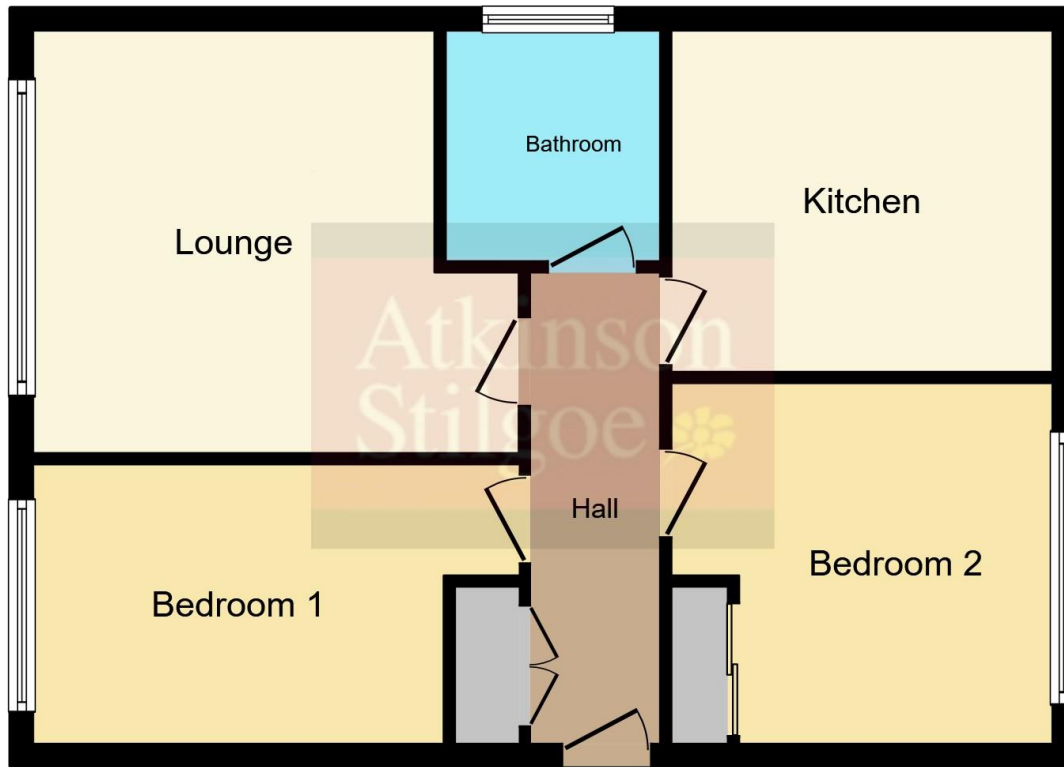
Suite comprising of concealed flush low level w/c, vanity handwash basin and bath with shower over. Obscure glazed window to side.

Garage

15' 8" x 8' 2" minimum (4.78m x 2.49m minimum)

Single garage enbloc with up and over doors, access via the rear of the property.





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

To view this property please contact Atkinson Stilgoe on

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EPC Rating: C

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This is a Leasehold property with details as follows; Term of Lease 999 years from 24 Jun 1963. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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