

The logo for ehB Residential, featuring the lowercase letters 'eh' in a dark blue font, followed by a large, bold uppercase 'B' in the same color. Below this, the word 'RESIDENTIAL' is written in a smaller, dark blue, all-caps sans-serif font.

ehB  
RESIDENTIAL

Your Property - Our Business



Flat 1 Churchill House, 11-17 Regent Street, Leamington Spa

£950 Per Calendar  
Month



A well presented, one bedroom Apartment situated in the town centre and with the benefit of off street parking. The property is offered unfurnished basis & Available 22nd November. EPC Rating D - Council Tax Band B (SINGLE OCCUPIER ONLY)

ehB Residential are pleased to offer Flat 1 Church Hill House which is a ground floor apartment recently subject to complete refurbishment including refitted kitchen and bathroom and new electric heating, providing

well proportioned one bedroomed accommodation available with immediate VACANT POSSESSION.

In detail the accommodation comprises:-

#### Lounge/Dining Room

15'3" x 9'4" (4.65m x 2.84m)

#### Refitted Kitchen

12'2" x 5'6" (3.71m x 1.68m)

#### Rear Hall/Utility Cupboard



#### Refitted Bathroom/WC

8' max by 6'4" (2.44m max by 1.93m)

#### Bedroom

12' x 8' (3.66m x 2.44m)



- Residential Estate Agents
- Lettings and Property Managers
- Land and New Homes Agents

Leamington Spa Office  
Somerset House  
Clarendon Place  
Royal Leamington Spa  
CV32 5QN

01926 881144 [ehbresidential.com](http://ehbresidential.com)

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			<b>84</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>65</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Also at: Warwick, 17-19 Jury St, Warwick CV34 4EL

## Ground Floor

Approx. 42.5 sq. metres (457.1 sq. feet)



Total area: approx. 42.5 sq. metres (457.1 sq. feet)

This plan is for illustration purposes only and should not be relied upon as a statement of fact