



PCM

£2,850 PCM

Warwick Street

Leamington Spa, CV32 5JX

PROPERTY SUMMARY

**** Student Property**** 7 Bed student property located in Leamington Town Centre. Recently refurbished with central heating, modern fixtures and fittings, carpets and furniture. 5 double bedrooms and 2 single bedrooms, wardrobes, bedside tables, bookcases, desk and chair. Large open plan dining Kitchen lounge. 2 cookers, 2 fridge freezers, tumble dryer and dishwasher. Two bathroom's, (1 x shower room, 1 x bath with shower over. Video entry system in the property. 11 month contract from 1st September 2025. £450 per person per month. ****INTERNET INCLUSIVE**** The Landlord is a two time winner of 'Landlord of the Year'

6



2



1







6

2

1

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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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