



Connells

Jane Court Herdwick Close
Long Lawford Rugby



Property Description

This property is an impressive five/six bedroom family home. You are welcomed into this immaculate, detached house by a spacious Hallway leading on to the light and airy Living Room, stretching almost the entire length of the property, with dual aspect windows, flooding the room with natural light. There is a Study, ideal for home working and a downstairs W/C. The heart of this stunning home is undoubtedly the open-plan kitchen. This space has been beautifully designed, there is a generous dining space, perfect for family life or entertaining guests. French doors lead out to the generous, wrap around garden, seamlessly blending indoor and outdoor living spaces and adding an extra touch of charm to this remarkable property. There is a further door from the kitchen leading into the Garage with Utility area.

The first floor boasts four well proportioned double bedrooms and a luxurious family bathroom. Bedroom Two even benefits from an En Suite with a Shower over the bath.

Moving up to the Second floor you will find the prestigious Master Suite. The Kingsize Bedroom has a large walk in wardrobe, across the landing you will find a separate dressing room, this versatile space could also be utilised as a Nursery, Second Home Office or even Bedroom 6. This floor also benefits from a stylish shower room with "His & Hers" vanity units.

Outside there is a single garage and driveway, with Parking for Three cars.

Long Lawford

Long Lawford is ideally located for access into Coventry, Leamington Spa and Rugby. The village itself offers some excellent local amenities within close proximity, including a Co-op supermarket, hairdressers, pubs, public houses and the highly regarded Long Lawford Primary School. The stunning surrounding countryside provides many great hiking trails, including those along the Oxford Canal.

Plot 1

Entrance Hall

Cloakroom

W.C

Lounge

19' 8" x 12' 1" (5.99m x 3.68m)

Window to front & rear,

Study

7' 11" x 9' 2" (2.41m x 2.79m)

Window to Front.

Kitchen/ Diner

19' 5" x 14' 4" (5.92m x 4.37m)

Windows & patio door to rear, side door access to garage.

First Floor

Landing

Bedroom One

12' 3" x 10' 10" (3.73m x 3.30m)

to front of property.

En-Suite

bath with shower, sink, w/c, heated towel rail, tiled.

Bedroom Two

13' 3" x 8' 6" (4.04m x 2.59m)

Two windows to rear.

Bedroom Three

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

To rear of property.

Bedroom Four

12' 2" x 8' 9" (3.71m x 2.67m)

To front of property.

Bathroom

Bath,sink,w/c, heated towel rail.

Second Floor

Master Suite

16' 4" x 12' 9" (4.98m x 3.89m)

Skylight windows, walk in wardrobe, restricted height.

Dressing Room

13' 10" restricted height x 4' 10" (4.22m restricted height x 1.47m)

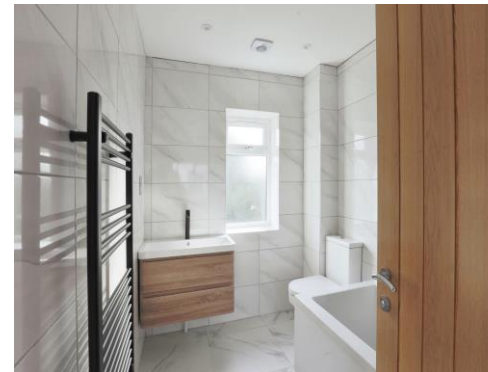
Skylight.

Shower Room

Skylight, w/c & sink, double shower.

Agents Note

Some of these images have been digitally dressed









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