 RDR DASSAUR

2 Fields Farm Cottages Fosse Way, Chesterton
Leamington Spa

 **RDR DASSAUR** Offers Over **£650,000**



2 Fields Farm Cottages Fosse Way

Chesterton, Leamington Spa

Council Tax band: C

Tenure: Freehold

A bright, spacious and extended residence set in 0.5 acre of land, offering an excellent opportunity to potentially further develop independent units, with separate access off the road, or indeed to extend the first floor of the house subject to planning permission.

A magnificently and thoughtfully extended property, it has ample living areas for a large or multi-generational family. With an open plan kitchen/family room and ground floor bedroom with en-suite, the house has the flexibility to adapt to your requirements. Along with multiple out buildings and spacious fore garden and drive for 3 to 4 vehicles, it accommodates splendidly.



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The bright and airy modern living area offers a warm ambience with a contemporary log burner and tri-aspect views. Sliding patio doors offer access to the rear gardens and extensive patio area.

The kitchen area has a sophisticated style with modern detailing. The central island creates a deliberate contrast between the more subtle tones of the other kitchen draws for an eye-catching central feature. Accessed via the kitchen area, sits the utility room with storage, sink and space for further appliances if required.

The ground floor bedroom can easily be accessed via the utility room or separately from the front of the home and can lend itself to another lounge or indeed 'work from home' study/office. It currently boasts its own immaculately presented en-suite shower room with a double sized walk-in shower.



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The first floor leads to two bedrooms with the master bedroom having built in wardrobes and the most precious and enviable of vistas overlooking the Chesterton windmill and the Warwickshire countryside. The second bedroom is currently being utilised as a guest room and office, having fitted wardrobes, desk and draws. This bedroom overlooks the rear aspect of the gardens and stunning field views. The family bathroom offers a bathtub with overhead shower.

The grounds extend to approximately 0.5 acres, offering a fantastic setting for this family dwelling. The beautifully landscaped garden features a large patio. A fully equipped, insulated garden office adds to the versatility of the outdoor space, along with a shed that doubles as an outdoor utility area.

This home offers both privacy and generous outdoor space, with the potential for business use or maximum future development.





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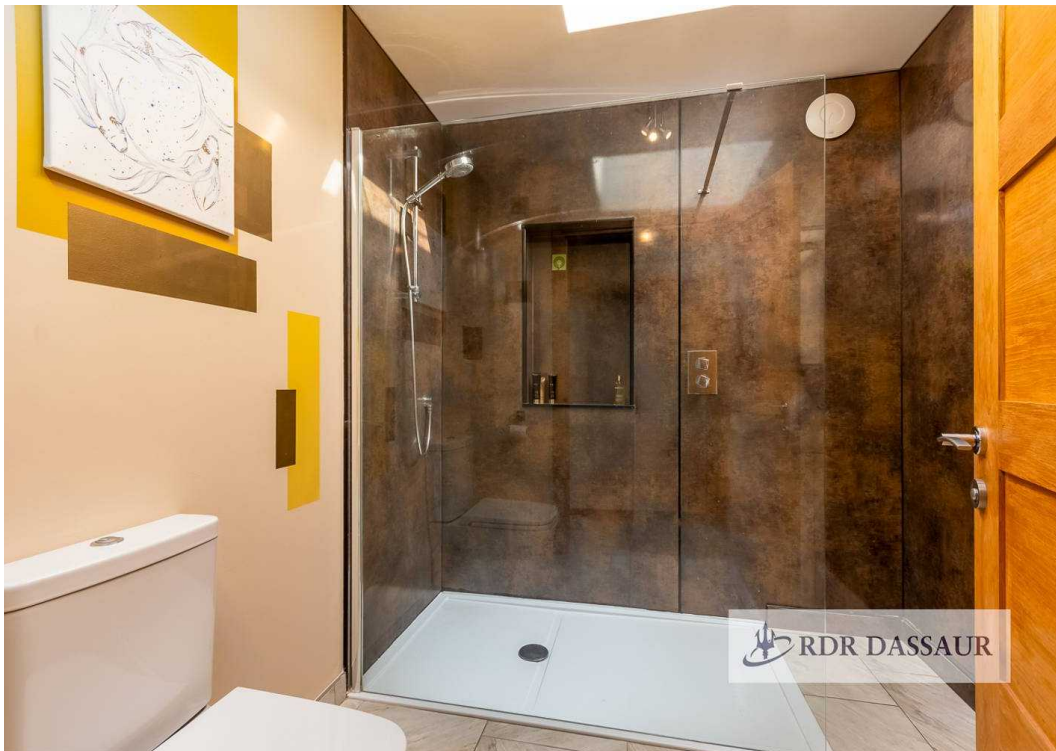
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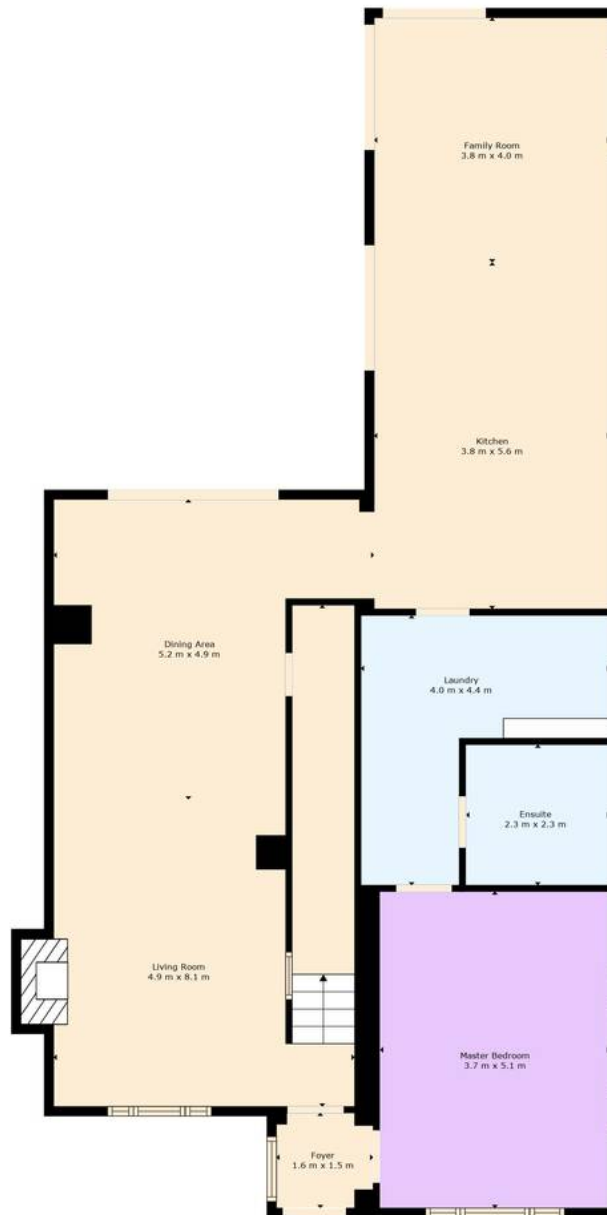
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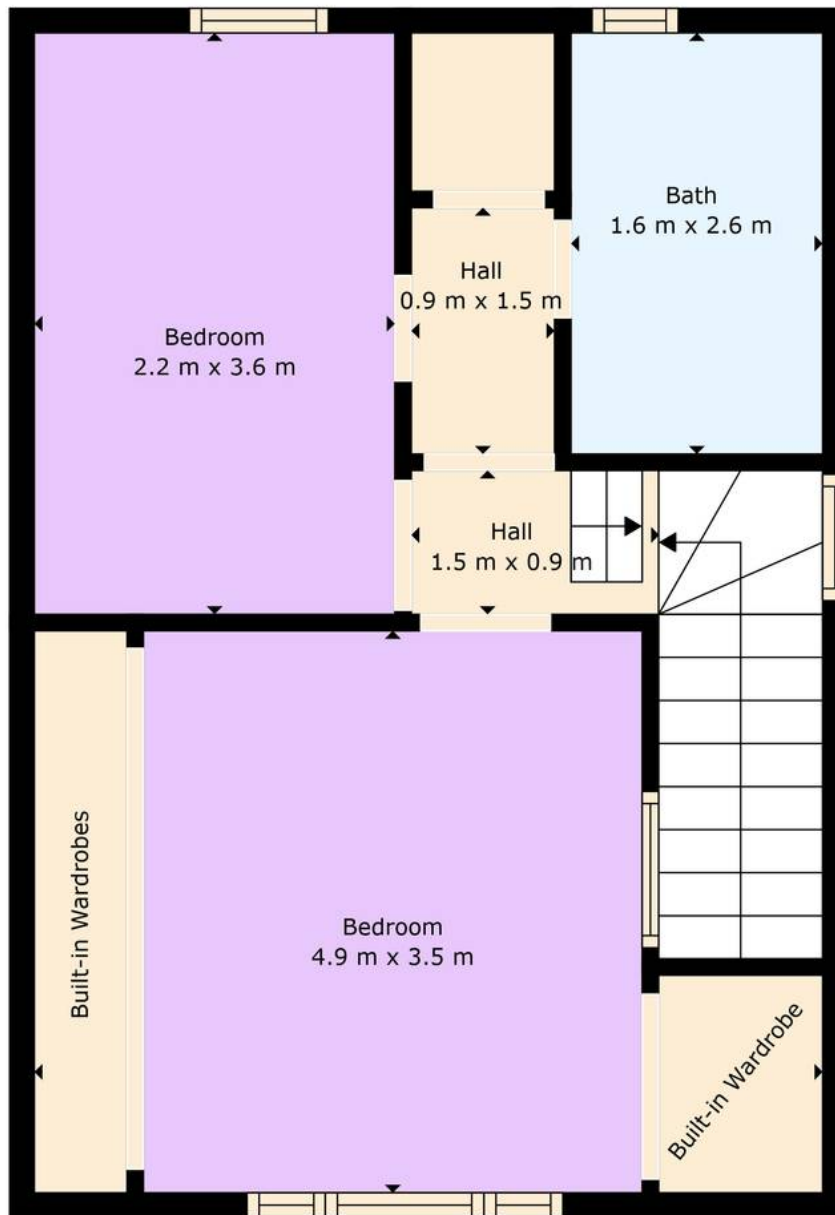
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TOTAL: 163 m2

FLOOR 1: 128 m2, FLOOR 2: 35 m2, FLOOR 3: 0 m2
EXCLUDED AREAS: FIREPLACE: 1 m2, LOW CEILING: 9 m2, ATTIC: 22 m2

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.

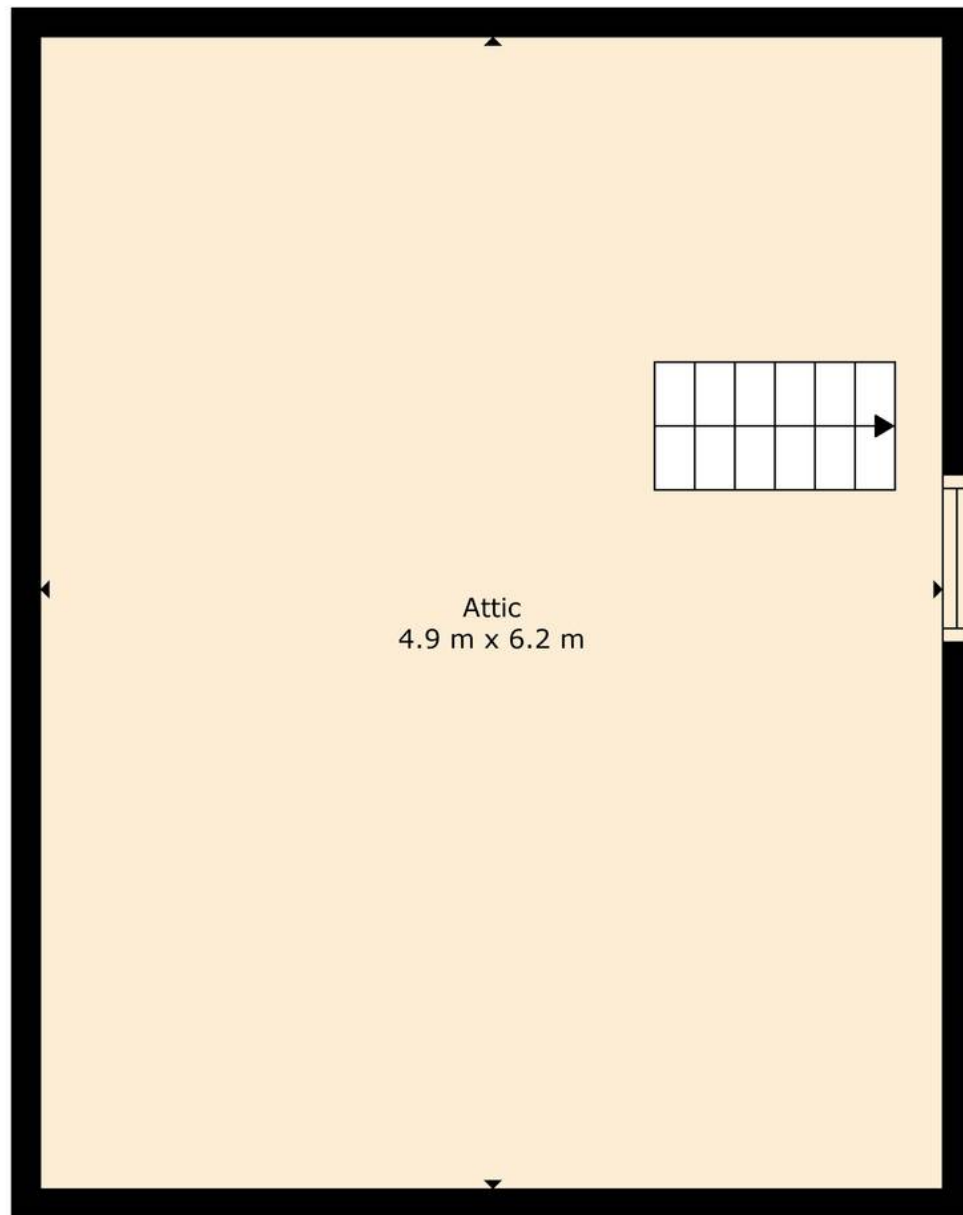


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Attic
4.9 m x 6.2 m

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