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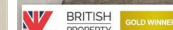
Your Property - Our Business



 BRITISH

30, Purser Drive, Chase Meadow, Warwick

£925 PCM



Available from 20th April onward is this stunning spacious top floor, two bedroom, two bathroom modern apartment on the popular Chase Meadow Development.

Briefly comprising; Reception hall, excellent lounge/dining room, leading to fully fitted kitchen, master bedroom with en suite shower /wc, main bathroom, double bedroom two with study area.

The apartment has the benefit of far reaching views, gas heating and double glazing and a single garage plus parking space.

#### Approach

The property is approached over a pathway through attractive communal grounds to the communal entrance with entry phone system, leading to the entrance hall and stairs to the second floor landing to the :

#### Private Entrance Hall

Having a Karndean floor, intercom and entry system, central heating radiator, coat hooks, access to roof space providing useful storage, and doors to :

#### Lounge/Dining Room

20'5" x 11'6" narrowing to 7'11" (6.23 x 3.5 narrowing to 2.42)

Having two central heating radiators, feature fireplace with inset electric fire, two ceiling light points, twin upvc double glazed windows affording attractive views over the parkland with lake. There is an archway to the :

#### Fitted Kitchen

13'6" x 5'10" (4.12 x 1.77)

Having a comprehensive range of fitted base units with wall cupboards, complementary work surfaces with tiled splashbacks and inset stainless steel single



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drainer sink unit with matching mixer tap, integrated dishwasher, and cooker with four ring gas hob with extractor fan over, full height fridge/freezer, and integrated washer dryer. There is a boiler cupboard off housing the gas fired central heating boiler and hot water tank. There is a upvc double glazed window to the rear aspect.

#### Master Bedroom

13'6" x 10'7" (4.12 x 3.23)

Having built in triple wardrobes, central heating radiator and upvc double glazed window to the rear aspect with door to :

#### En Suite Shower /WC

Having Karndean flooring and a white suite with fully

tilled corner shower cucible with fitted shower unit, low level wc, pedestal wash hand basin, stainless steel heated towel rail, shaver point, extractor fan, and spotlights to ceiling.

#### Double Bedroom 2

15'7" max x 7'5" (4.76 max x 2.25)

Having central heating radiator, shelving to wall, and twin upvc double glazed windows affording far reaching views.

#### Bathroom

Having part tiling to walls and Karndean flooring, and a white suite comprising panel bath with shower fitment over, and glass shower screen, pedestal wash hand basin and low level wc, with display shelf, shaver point, mirror and shelf and spot lights to ceiling.

#### OUTSIDE

There is a single garage to the rear in a block with additional parking space.

#### SPECIAL NOTE

All carpets, floor coverings and window furnishings, light fittings, mirrors and kitchen appliances are included.

#### Council Tax

Band C Council Tax

Application – Prior to submitting an application all prospective tenants are required to view the property in person due to high volumes of interest.

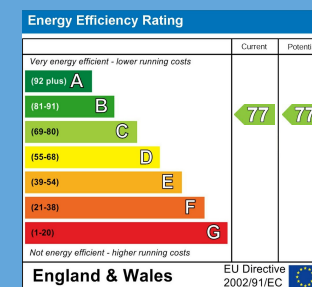
An online viewing is not sufficient for application purposes.

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