



Ophelia Drive, Warwick, CV34 6XJ

**SHELDON
BOSLEY
KNIGHT** LAND AND
PROPERTY
PROFESSIONALS

Property Description

*** AVAILABLE 10th AUGUST - DEPOSIT ALTERNATIVE AVAILABLE *** This spacious four-bedroom detached family home is situated within the highly sought-after and well-regarded Warwick Gates development, offering excellent living accommodation ideal for modern family life.

The property briefly comprises a welcoming entrance hall with under-stair storage and cloakroom/WC, a generous living through dining room featuring a bay window to the front elevation and patio doors leading out to the rear garden, and a fully fitted kitchen complete with appliances including a dishwasher and fridge/freezer. A separate utility room provides a washing machine along with direct access to both the rear garden and integral garage.

To the first floor, the property offers a spacious principal bedroom to the front elevation with fitted wardrobes and ensuite shower room, two further well-proportioned double bedrooms — one benefitting from fitted wardrobes and additional cupboard storage — alongside a single bedroom ideal for use as a home office or nursery. A family bathroom fitted with a white suite and shower over the bath completes the accommodation.

Externally, the property benefits from a mature and private rear garden, driveway parking for multiple vehicles, side access, and an integral garage.

Offered UNFURNISHED. Council Tax Band E. Energy Rating C.



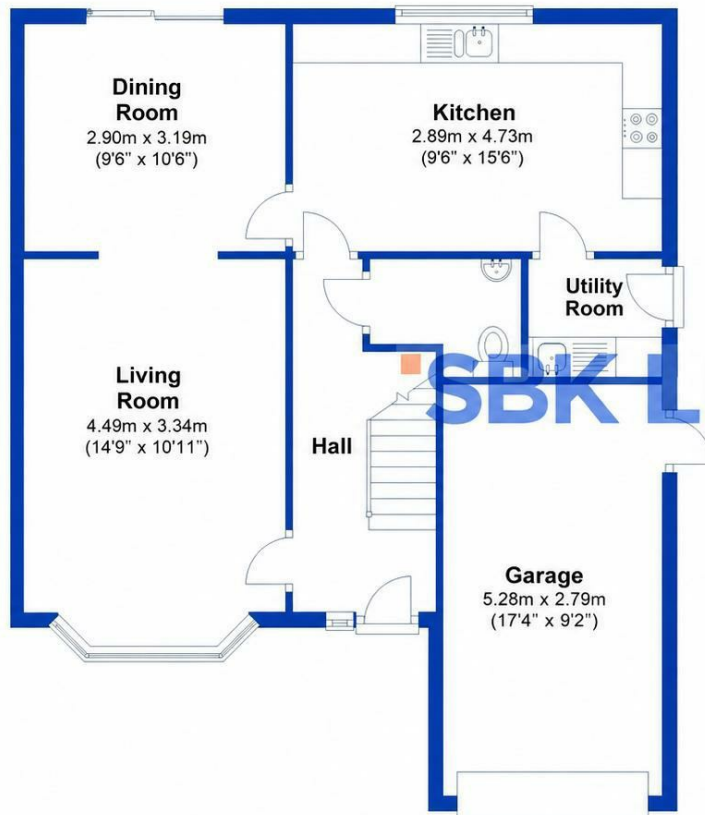


Key Features

- AVAILABLE 10th AUGUST
- DEPOSIT ALTERNATIVE AVAILABLE
- Warwick
- Four Bedrooms, Two Bathrooms
- Detached House
- Unfurnished
- Matured Private Rear Garden
- Ample Off Road Parking
- Energy Rating C
- Council Tax Band E

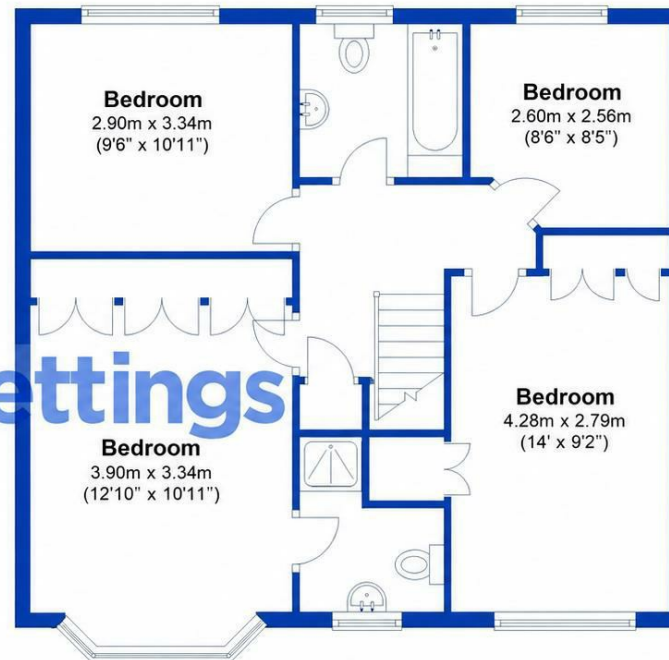
Ground Floor

Approx. 67.7 sq. metres (728.7 sq. feet)



First Floor

Approx. 61.5 sq. metres (662.5 sq. feet)



Total area: approx. 129.2 sq. metres (1391.1 sq. feet)

This plan is for illustration purposes only and should not be relied upon as a statement of fact
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£1,795 PCM