



Connells

Madan Gardens
Bishops Tachbrook Leamington Spa

Madan Gardens Bishops Tachbrook Leamington Spa CV33 9UZ

for sale
£695,000



Property Description

Situated in the desirable village of Bishops Tachbrook, this exceptional five double bedroom detached home offers spacious and immaculately presented accommodation. Beautifully positioned on the edge of the development overlooking countryside/country park.

The property is approached via a generous driveway providing ample off-road parking and access to an integral double garage. Upon entering, a welcoming entrance hallway sets the tone for the quality and space found throughout. The ground floor boasts a stunning open-plan lounge/kitchen/diner which was added by the current owners. The contemporary kitchen is complemented by a utility room, whilst a dedicated study/playroom offers valuable flexibility. A convenient downstairs W/C completes the ground floor accommodation.

To the first floor, the property continues to impress with five double bedrooms. The principal bedroom benefits from a stylish en-suite, whilst a second bedroom also enjoys its own en-suite. The remaining bedrooms are served by the family bathroom.

Externally, the property enjoys a stunning and private rear garden, providing an attractive space for outdoor entertaining, relaxation and family enjoyment. To the front, the driveway and integral double garage provide excellent parking and storage solutions.

Further enhancing its appeal, the property benefits from the remainder of its NHBC warranty. This outstanding family home presents a rare opportunity to acquire a truly turnkey property.



Location

Madan Gardens is situated within the sought-after village of Bishops Tachbrook, a popular location lying just south of Leamington Spa. The village offers a strong community atmosphere and a range of everyday amenities including a village shop, public houses, community facilities and recreational spaces. Residents benefit from excellent transport links to Leamington Spa, Warwick and the M40, making it an ideal choice for commuters.

Families are particularly drawn to the area due to its proximity to highly regarded local schools, including Bishops Tachbrook Primary School, with a selection of excellent secondary schools available in nearby Leamington Spa and Warwick. The property is also conveniently located for shopping and leisure facilities, with Warwick Gates Retail Park, Leamington town centre and Warwick Park, Leamington town centre all within easy reach.

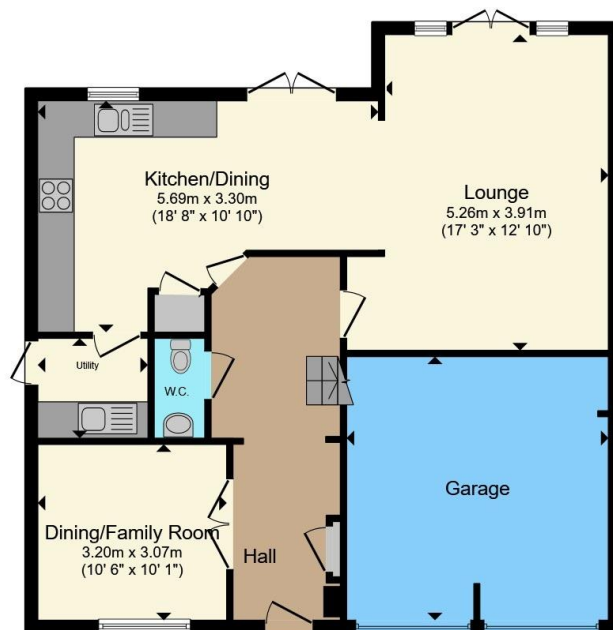
Buyer Aml Fee

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.









Ground Floor



First Floor

Total floor area 168.6 m² (1,815 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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To view this property please contact Connells on

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 LEAMINGTON SPA CV32 4LL

EPC Rating: B Council Tax
 Band: G

Tenure: Freehold

view this property online connells.co.uk/Property/SPA315646



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