



Clarendon Square, Leamington Spa, CV32 5QT

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Property Description

*** AVAILABLE NOW *** This beautifully presented five-bedroom detached home, tucked away in a discreet private setting within a short walking distance of Leamington Spa Town Centre, parks, restaurants and excellent transport links.

This spacious family home comprises in brief: Entrance hallway, guest cloakroom, living room with bi-folding doors looking out to the walled south-facing garden with feature fireplace. Separate dining room, breakfast kitchen with appliances included (dishwasher and fridge/freezer), separate utility room with newly fitted washing machine and tumble dryer, enclosed porch - ideal as a boot room or home office conveniently accessed from the front elevation or kitchen.

The first floor living accommodation offers five well-proportioned bedrooms, with the principal bedroom benefitting from fitted wardrobes and a stylish modern ensuite walk-in shower. A second double bedroom which overlooks the front of the property, while the third bedroom also features its own ensuite-shower room. Bedrooms four and five are versatile rooms great for a children's bedroom/guest room.

The enclosed landscaped rear garden offers a generous patio and a decked seating area creating an attractive outdoor space for relaxing and entertaining. A detached garden studio included, offers flexible space and is well suited for use as a creative studio, gym or hobby room.

Single garage and ample private driveway parking, this property is offered UNFURNISHED. Council Tax Band G. Energy Rating C.







Key Features

- AVAILABLE NOW
- Leamington Spa
- Five Bedroom Detached Home
- Desired location Close to Town Centre
- Discreetly Positioned
- Well Proportioned Family Home
- Private Landscaped Rear Garden
- Additional Garden Studio/Home Office/Gym
- Energy Rating C
- Council Tax Band G



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£3,250 PCM