





Apartment - Duplex

45 CAMPRIANO DRIVE, WARWICK, WARWICKSHIRE, CV34 4NZ

PCM

£1,350

FEATURES

- Duplex Apartment
- Open Plan Living
- Guest Cloak Room
- Garden
- Two Bedrooms Both Having Ensuite
- Modern Throughout
- Allocated Parking
- Within Walking Distance Of Local Amenities

2 2 1 C

newman
property experts

2 Bedroom Apartment - Duplex located in Warwick

*** EMAIL ENQURIES ONLY *** AVAILABLE FOR IMMEDIATE OCCUPATION ***
Welcome to this charming duplex apartment located on Campriano Drive, a perfect blend of modern living and comfort. This delightful flat features two well-appointed bedrooms, each with its own en-suite bathroom, ensuring both privacy and convenience for you and your guests.

The open plan living area is designed for versatility, making it an ideal space for entertaining or unwinding after a busy day. The layout allows for a seamless flow between the kitchen and living spaces, providing a warm and inviting atmosphere.

In addition to its appealing interior, this property offers off-road parking for two vehicles, alleviating any concerns about finding a parking spot in the area. The flat is being offered unfurnished, allowing you the freedom to personalise the space to reflect your own style and preferences.

Situated in a convenient location, this apartment is perfect for those seeking a cozy home that ticks all the boxes. With an Energy Rating of C and a Council Tax Band D, this property is not only comfortable but also efficient. Do not miss the opportunity to make this lovely flat your next rental home.

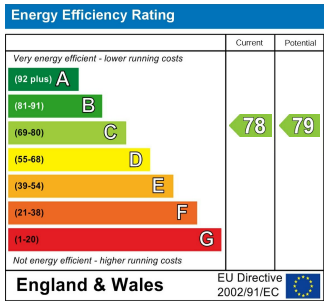
Call us on

01926 436111

LEAMLET@NEWMAN.UK.COM

Council Tax Band

D



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

newman
property experts