

# archerbassett

LETTINGS AND SALES



Kings Newnham Lane, Rugby, CV23 0JT

£2,795 Per Calendar Month



Situated in the charming village of King's Newnham, Rugby, Mill Park House is a splendid detached residence that boasts generous proportions and a delightful character. Constructed around 1958, this property offers a unique blend of classic design and modern living, making it an ideal family home.

With six spacious bedrooms, there is ample room for family and guests alike. The two well-appointed bathrooms ensure convenience for all, while the two reception rooms provide versatile spaces for relaxation and entertainment. One of the standout features of Mill Park House is its breathtaking panoramic views. The property overlooks expansive open farmland and greenbelt, offering a serene backdrop that enhances the overall living experience. Imagine waking up to the beauty of nature every day, with the tranquillity of the countryside right at your doorstep. This home is perfect for those seeking a peaceful retreat while still being within reach of local amenities and transport links. Mill Park House is not just a property; it is a lifestyle choice that combines comfort, space, and stunning views in one remarkable package. Do not miss the opportunity to make this exceptional house your new home.

- BEAUTIFULLY AND TASTEFULLY APPOINTED SIX BEDROOM DETACHED EXECUTIVE HOME
- VILLAGE LOCATION CLOSE TO RUGBY TOWN CENTRE/TRAIN STATION AND RETAIL OUTLETS
- WELL APPOINTED FITTED KITCHEN WITH AGA AND SEPARATE UTILITY ROOM
- DOUBLE GLAZED THROUGHOUT WITH BIOMASS HEATING SYSTEM
- STUNNING UNOBSTRUCTED PANORAMIC VIEWS OVER FARMLAND AND COUNTRYSIDE
- STUNNING LOUNGE/DINING ROOM WITH UNSPOILT AND FOREVER CHANGING VIEWS
- TWO BATHROOMS TO THE FIRST FLOOR WITH THERMOSTATICALLY CONTROLLED SHOWERS
- THIS PROPERTY MUST BE VIEWED TO FULLY APPRECIATE THE STUNNING VIEWS IT HAS TO OFFER

