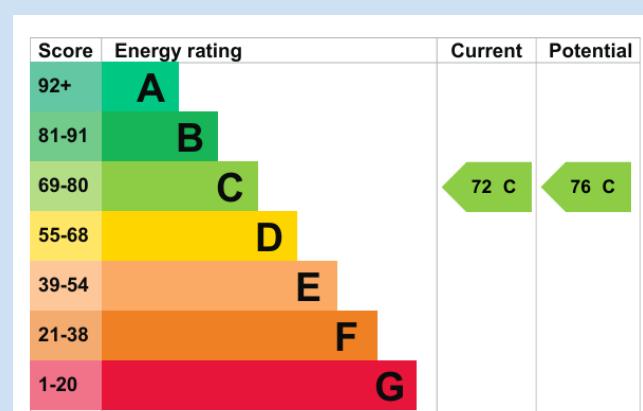


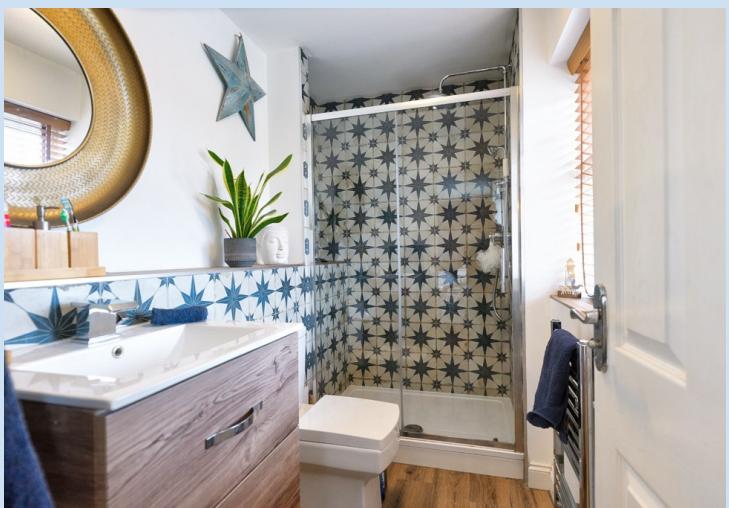
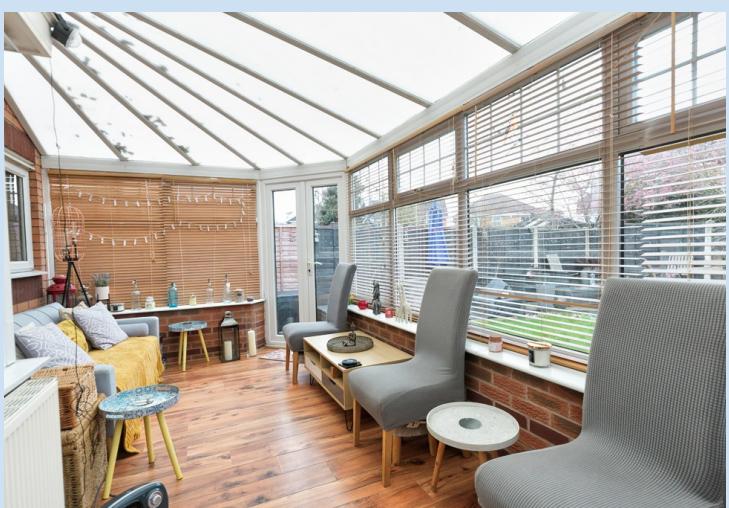
56 Warwick Way, Leegomery TF1 6JZ

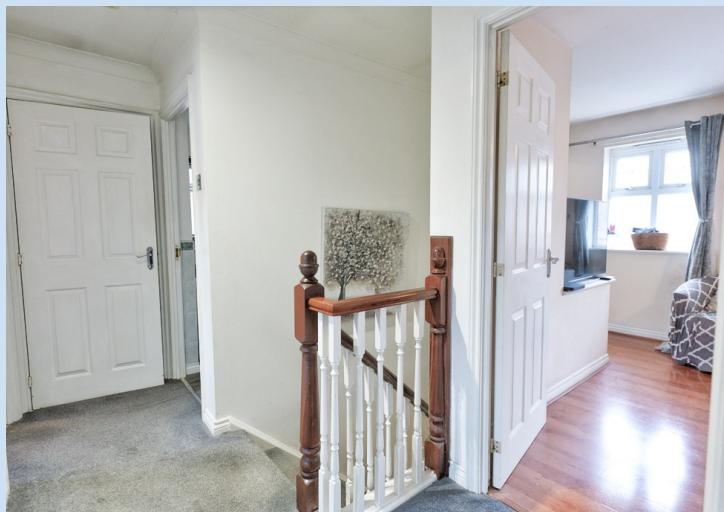


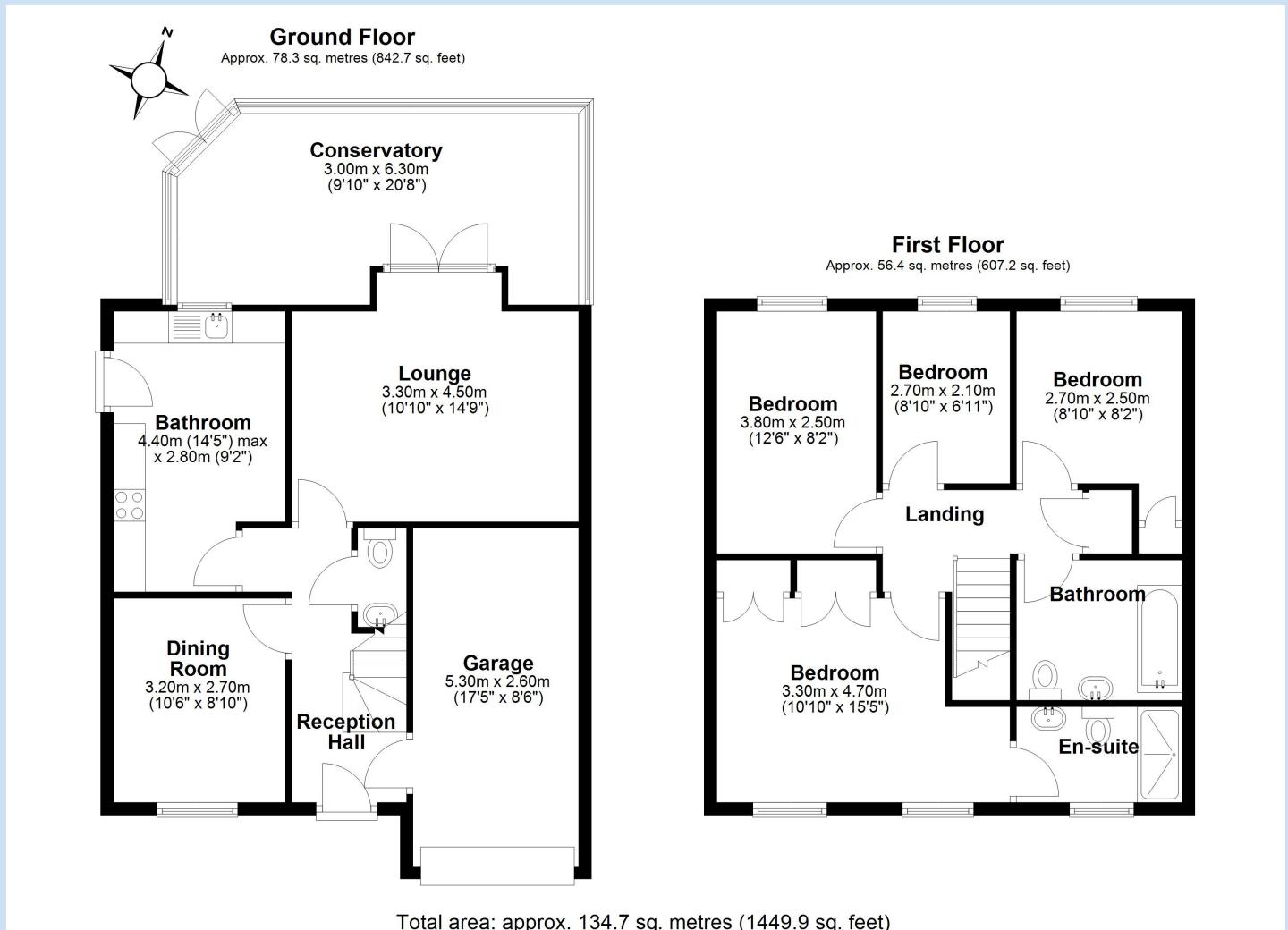
£ 3 4 9, 9 5 0 region

A spacious and versatile four-bedroom home offering generous accommodation across two floors, ideal for families or those seeking flexible living space. The location offers easy access to local schooling, amenities and the national road network. The ground floor features a welcoming reception hall leading to a well-proportioned lounge with double doors opening into a large conservatory, additionally there is a separate dining room. A ground-floor bathroom and integral garage further enhance practicality. Upstairs, the first floor provides four bedrooms, including a notably large principal bedroom with en-suite facilities. Three additional bedrooms offer excellent flexibility for family use, home working, or guest accommodation, complemented by a well-appointed family bathroom. Externally, the property benefits from an enclosed rear garden, while the integral garage and driveway provide convenient parking and storage options. Offering substantial space and a layout suited to modern living, this property represents an excellent opportunity for buyers seeking a well-designed home with room to grow.









Tenure Freehold **Council tax** Band D

Fixtures & Fittings Where specifically mentioned in these sales particulars are included in the sale price.

N.B Please note, that none of the services, heating systems or any appliances at this property have been tested, therefore no warranty can be given or implied as to their working order. These particulars do not constitute or form a part of any contract. Whilst Harwood Estate Agents and their employees take every care in the preparation of these particulars they hereby state both on behalf of themselves and the vendor that no intending purchaser should rely on any of the statements of representation of fact and the intending purchaser should make his/her own inspection and enquiries in order to satisfy himself/herself of their authenticity and no responsibility is accepted for any error or omission herein.

Details prepared : 19th February 2026