



Connells

Endsleigh Gardens
Leamington Spa



Property Description

Situated within easy reach of Leamington Spa town centre & an excellent range of local amenities, this beautifully renovated three-bedroom end-terrace bungalow offers stylish, modern living throughout.

The current owner has thoughtfully upgraded the property to a high standard, including a contemporary kitchen fitted in 2022, a modern shower room (installed in 2021), new windows to rear in with front new glass panels in 2022, a full rewire & elegant oak flooring both completed in 2022. These high quality improvements combine to create an impressive open-plan living environment ideal for both relaxing & entertaining.

The accommodation comprises a welcoming entrance hall leading into a spacious lounge, which flows seamlessly into a generous dining area & a stunning modern kitchen. There are three well-proportioned bedrooms, with the principal bedroom further enhanced by a useful additional dressing area. The property also benefits from a sleek & modern shower room.

Externally, the property occupies a desirable corner plot & enjoys landscaped fore & side gardens, offering further potential for extension or development (subject to necessary permissions). To the rear, a private landscaped courtyard garden provides a tranquil outdoor space, complete with access to a useful storage area. There is driveway to front offering off-road parking for two vehicles. This exceptional home combines contemporary style with practical living, making it an ideal purchase for a range of buyers.

Approach

The property is set back from the road occupying a corner plot with beautifully landscaped fore and side gardens, driveway to the front and a pathway to the front entrance.

Entrance Porch

With a cupboard and a door leading to;

Entrance Hallway

Welcoming entrance hallway with doors off to the shower room, third bedroom and lounge.

Lounge

Spacious, light and airy lounge with a door to the master bedroom, a double glazed window to side elevation, a radiator and open to the dining area.

Dining Room

Consisting of two radiators, a door to the second bedroom, double glazed French doors leading to the garden and open to the kitchen.

Kitchen

Contemporary fitted with wall and base units with complementary work surfaces over and tiling to the splash back areas. There is an eye level double electric oven and five ring gas hob with cooker hood over, incorporating a sink unit, fridge freezer, whilst providing space for a washing machine, Comprising ceiling spotlights, a radiator and a double glazed window to front elevation.

Bedroom One

Double bedroom with a radiator and open to the dressing area.

Dressing Area

With a window to the side elevation.

Bedroom Two

Double bedroom with a radiator and a double glazed window to rear elevation.

Bedroom Three

Comprising a radiator and a double glazed window to front elevation.

Shower Room

Modern shower room comprising a white four piece suite fitted with a wash hand basin with vanity unit, double walk-in shower with drencher shower over, a low level W/C and a bidet. Having tiled walls and a double glazed window to side elevation.

Outside

Rear Garden

Beautifully landscaped, private garden being mainly laid to patio and fence/wall enclosed. Allowing access to the useful storage area.

Parking

Driveway providing off road parking for two cars.









Total floor area 96.4 m² (1,038 sq.ft.) approx

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To view this property please contact Connells on

T 01926 881 441
E leamingtonspa@connells.co.uk

7-8 Euston Place
 LEAMINGTON SPA CV32 4LL

EPC Rating: C Council Tax
 Band: C

Tenure: Freehold

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