



House - Terraced

# 44 ST GEORGES ROAD, LEAMINGTON SPA, WARWICKSHIRE, CV31 3AZ

PCM

£1,200

## FEATURES

- Terraced House
- South Leamington
- Fitted Kitchen
- On Street Parking
- Two Double Bedrooms
- Open Plan Lounge/Dining Room
- Low Maintenance Rear Garden
- Close to local amenities



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# 2 Bedroom House - Terraced located in Leamington Spa

\*\*\* EMAIL ENQUIRES ONLY \*\*\* AVAILABLE FOR IMMEDIATE OCCUPATION \*\*\*

Welcome to St Georges Road, where this charming terraced house awaits its new owners. This delightful property boasts two spacious double bedrooms, perfect for a small family or those in need of a guest room or home office.

As you step inside, you'll be greeted by an inviting open plan lounge and dining room, ideal for entertaining guests or simply relaxing after a long day.

Located in a desirable area, this terraced house offers not just a place to live, but a place to call home. With its convenient layout and prime location, this property is sure to capture the hearts of those seeking a comfortable and stylish living space in the heart of Oxford.

Don't miss out on the opportunity to make this house your own and experience the best of what St Georges Road has to offer. The property is being offered UNFURNISHED. EPC Rating E. Council Tax Band B. Viewing Essential.

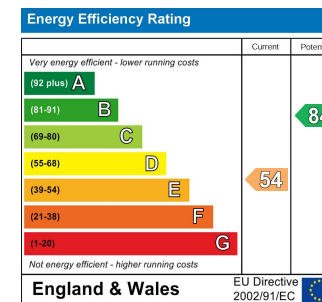
Call us on

**01926 436111**

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## Council Tax Band

**B**



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.

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