



MATTHEW JAMES

Property Services



15 Jubilee Street, Rugby, CV21 2JJ

£130,000

TWO DOUBLE BEDROOMS... VACANT... NO UPWARD CHAIN... IN NEED OF SOME MODERNISATION... MID TERRACED... CLOSE TO JUBILEE STREET RECREATION GROUND... KITCHEN DINING ROOM... PVCU DOUBLE GLAZING... GAS CENTRAL HEATING. Located in the heart of New Bilton in Rugby, this charming mid-terraced house presents a fantastic investment opportunity or an ideal home for first-time buyers. A property for those that don't mind a little project. The property boasts two spacious double bedrooms, providing ample space for relaxation and rest whilst the well-proportioned reception room offers a welcoming atmosphere, perfect for entertaining guests or enjoying quiet evenings at home.

The kitchen dining room holds great potential for those looking to create their dream culinary space. With PVCu double glazing and gas central heating, the home ensures comfort throughout all the seasons.

Situated conveniently close to Jubilee Street Recreation Ground, residents can enjoy the benefits of nearby green spaces. The property is also well-positioned for easy access to a variety of local amenities, making daily errands a breeze. Commuters will appreciate the proximity to the motorway network and main bus routes, ensuring that travel to surrounding areas is both quick and convenient.

Additionally, the town centre is just a short distance away, offering a range of shops, cafes, and local services. This property is not only a great place to live but also a promising addition to any property portfolio. With its desirable location and potential for enhancement, this home is a must-see for those seeking a blend of comfort and investment potential. Sound like your next family home or investment property? Call us now to book your viewing!

Front Elevation



Bedroom One

12'11 x 10' (3.94m x 3.05m)



Having a PVCu double glazed window to the rear elevation and built-in cupboard.

Internal Porch

Entered through the front door and through a further door into the:

Reception Room One

14'8 x 12'11 (4.47m x 3.94m)



Having a PVCu double glazed window to the front elevation and further door that leads through to the:

Kitchen Dining Room

12'11 x 10'1 (3.94m x 3.07m)



Having a PVCu double glazed window to the rear elevation, rear door to the garden area, a range of wall, base and drawer units with roll top work surface over, space for a cooker, space and plumbing for a washing machine, tiling to all splash prone areas and stairs leading off to the:

First Floor Landing

Having doors leading off to:

Bedroom Two

12'11 x 9'1 (3.94m x 2.77m)



Having a PVCu double glazed window to the front elevation.

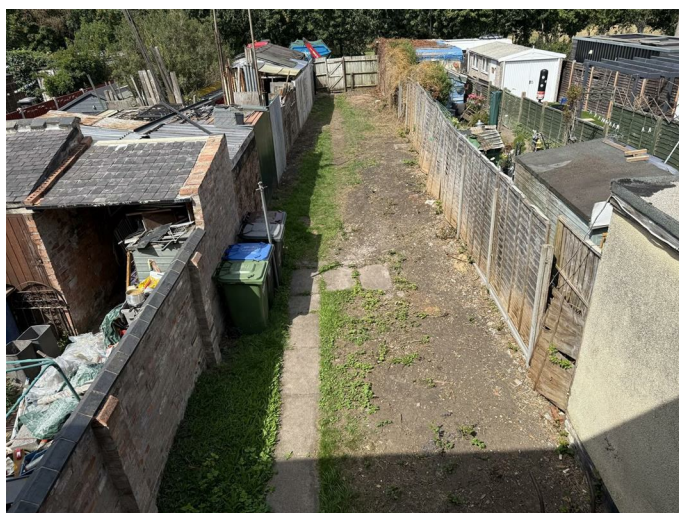
Family Bathroom

9'9 x 5'3 (2.97m x 1.60m)



Having a panel bath with Triton T80 shower over, low level flush WC, wash hand basin, electric shaving point and tiling to all splash prone areas.

Rear Garden



Having walled and fenced perimeters with paved pathway that leads to a pedestrian gate and rear vehicular access.

Surroundings



Close to and overlooking the Jubilee Street Recreation Ground.

Floor Plan

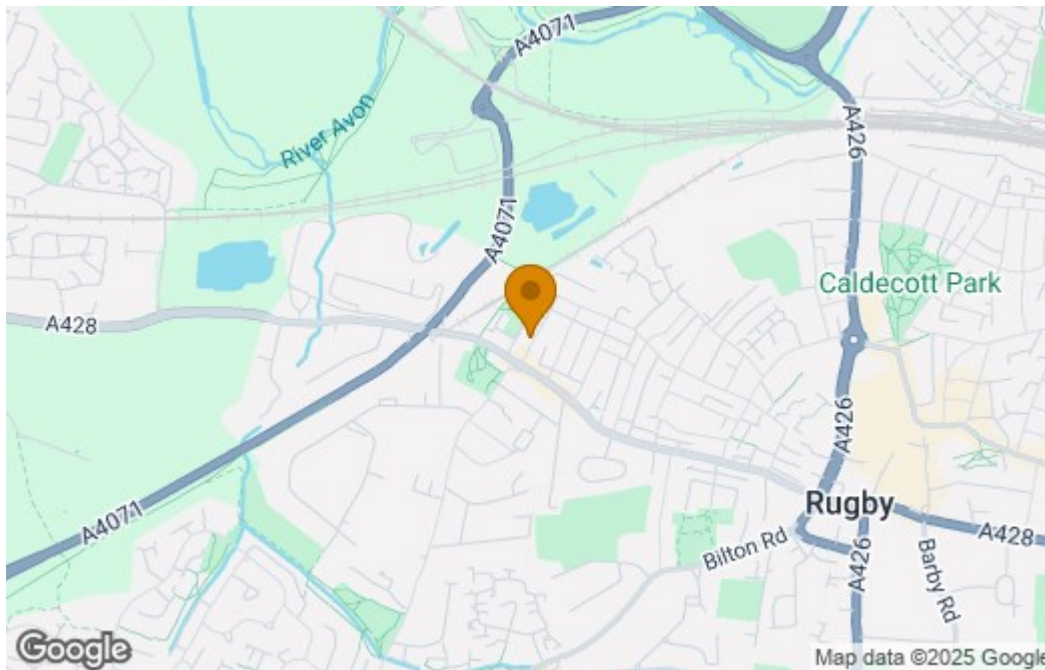
15 JUBILEE STREET

Approximate Gross Internal Area
720 sq ft / 66.89 sq m

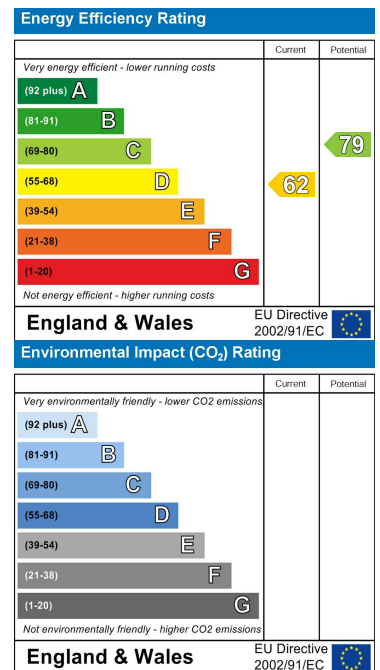


Although every attempt has been made to ensure accuracy, all measurements are approximate and no responsibility is taken for any error, omission, or mid-statement. This floor plan is for illustrative purposes only and not to scale. Measured in accordance to RICS standards.

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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