Road Map

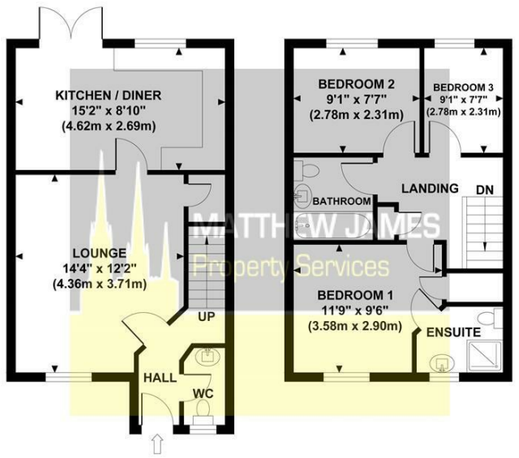
Hybrid Map

Terrain Map

Floor Plan

ASTER DRIVE

Approximate Gross Internal Area 764 sq ft / 71.0 sq m



GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 377 SQ FT

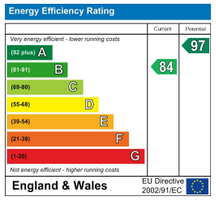
FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 388 SQ FT

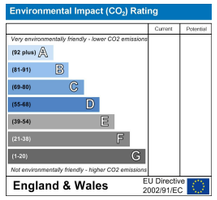
Although every attempt has been made to ensure accuracy,
all measurements are approximate and no responsibility is taken for any error, omission, or mid-statement.
This floor plan is for illustrative purposes only and not to scale. Measured in accordance to RICS standards.

Viewing

Please contact us on 02477 170170 if you wish to arrange a viewing appointment for this property or require further information.

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

CONTACT INFORMATION

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MATTHEW JAMES
Property Services

31 Aster Drive

Coton Meadows, Rugby CV23 0HR

£255,000

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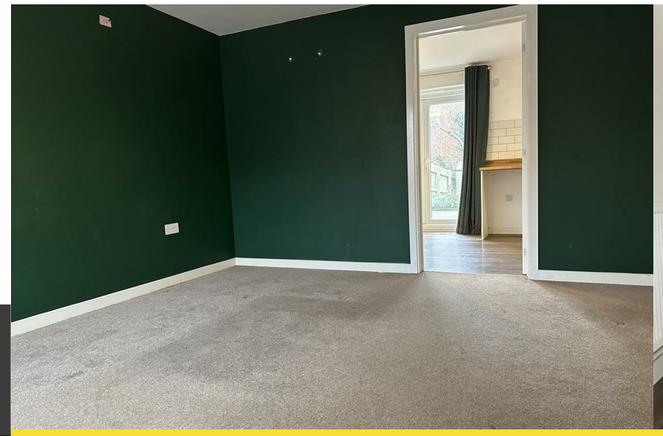

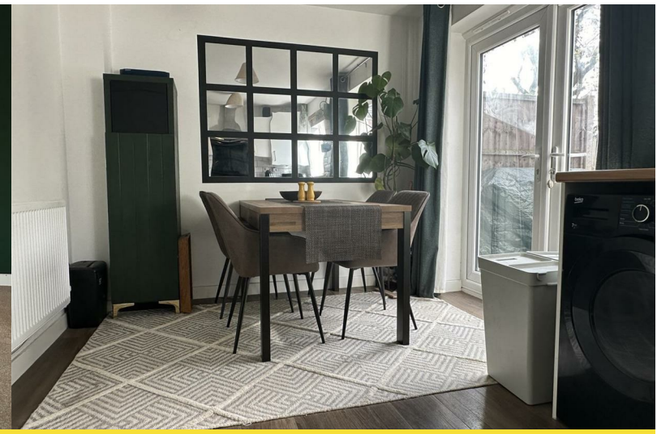

31 Aster Drive

Coton Meadows, Rugby CV23 0HR

£255,000

Front Garden / Parking
Having two parking spaces laid to block paving accessed via dropped kerb, small planted flower bed and access through the front door into the:

Entrance Hallway
Having stairs off to the first floor and doors leading off to the:

Ground Floor WC
5'6 x 3'0
Having a PVCu double obscure glazed window to the front elevation, low level flush WC, corner wash hand basin and tiling to all splash prone areas.

Living Room
14' 4 x 12'2
Having a PVCu double glazed window to the front elevation, under stairs storage cupboard and door leading to the:

Kitchen Dining Room
15'2 x 8'10
Having a PVCu double glazed window and PVCu double glazed French doors to the rear elevation, a range of wall, base and drawer units with roll top work surface over, space and plumbing for a washing machine, space and plumbing for a dishwasher, integrated oven, four ring hob and extractor over, space for a fridge freezer, space for a table and seating and tiling to all splash prone areas.

First Floor Landing
Having balustrade, airing cupboard, access to the loft area and doors leading off to:

Master Bedroom
11'9 x 9'6
Having a PVCu double glazed window to the front elevation, over stairs storage and door leading to the:

Master En-Suite
(Not Measured) Having a PVCu double obscure glazed window to the front elevation, walk-in shower enclosure, low level flush WC, wash hand basin, extractor and tiling to all splash prone areas.

Bedroom Two
9'1 x 7'7
Having a PVCu double glazed window to the rear elevation.

Bedroom Three
9'1 x 7'7
Having a PVCu double glazed window to the rear elevation.

Family Bathroom
(Not Measured) Having a panel bath, wash hand basin, low level flush WC and tiling to all splash prone areas.

Rear Garden
Laid mainly to lawn and having a decked patio area, fenced perimeter and pedestrian access that leads to the front elevation.