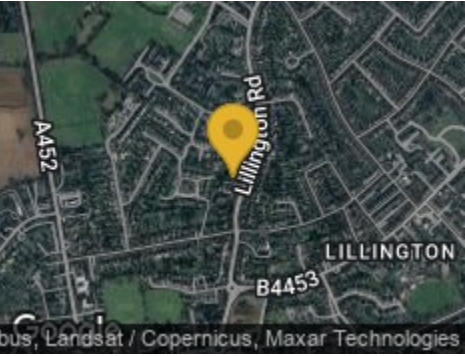


Road Map



Hybrid Map

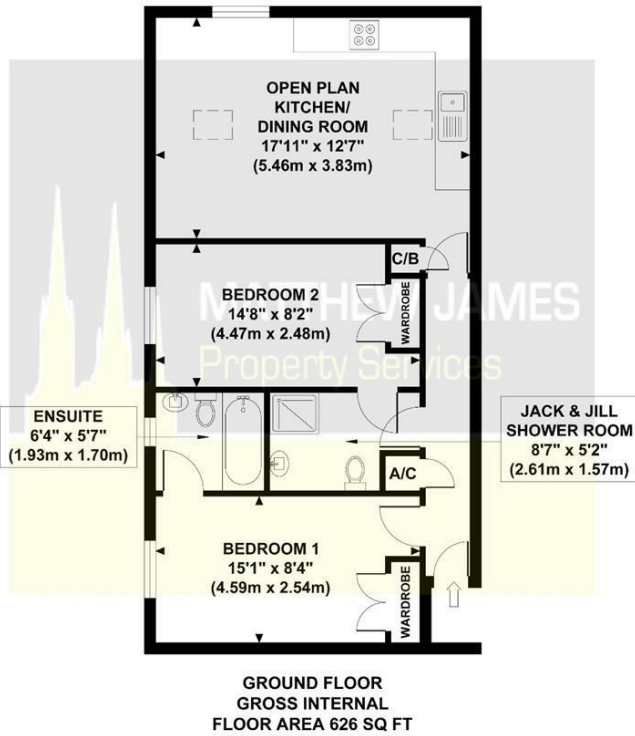


Terrain Map



Floor Plan

LILLINGTON ROAD
Approximate Gross Internal Area
626 sq ft / 58.2 sq m



Viewing

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

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

24a Warwick Row, Coventry CV1 1EY

02477 170170

info@matthewjames.uk.com

www.matthewjames.uk.com

Facebook

Twitter

MATTHEW JAMES
Property Services



61 The Cedars, Lillington Road
, Leamington Spa CV32 6QL

£245,000



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Communal Entrance Hallway

The communal areas of the property are kept immaculate and there is secure access into the

Entrance Hallway

Having security intercam, cupboard off with space and plumbing for a washing machine doors and further doors lead off to:

Bedroom One

15'1 x 8'4

Having a double glazed window to the side elevation, built-in wardrobe to the one wall and door leading off to:

Bedroom One En-Suite

6'4 x 5'7

Having a double obscure glazed window to the side elevation, modern wash hand basin, floating low level WC, a panel bath with shower attachment over, ladder style heated towel rail, shelving, extractor and tiling to all splash prone areas.

'Jack and Jill' Shower Room

8'7 x 5'2

Having a low level WC, walk-in shower enclosure, modern wash hand basin, mirrored cupboard storage, heated ladder style towel rail, shaving point, extractor and modern tiling to all splash prone areas.

Bedroom Two

14'8 x 8'2

Having a double glazed window to the side elevation, built-in wardrobe and door that leads into the 'Jack and Jill' shower room.

Open Plan Kitchen / Dining Room

17'11 x 12'7

Having a double glazed window to the rear elevation, a range of wall, base and drawer units with roll top work surface over, integrated fridge and freezer, integrated dishwasher, oven with four ring gas hob and extractor over and tiling to all splash prone areas. There are also two Velux windows to the ceiling.

Parking & Grounds

The property is situated within lovely and well manicured grounds with an allocated parking space to the rear.

