



Augustine Avenue, Studley, B80 7JL

£230,000


KING
HOMES

King Homes are pleased to present this stunning three bedroom semi-detached home in the heart of Studley Village. With Parking for 2/3 vehicles, a detached garage, a recently fully refitted bathroom and a lovely sunny aspect rear garden. This family home has on the ground floor, a porch leading to a welcoming entrance hallway with a well-appointed front sitting room with feature fire and an opening to a generous dining area with a spacious conservatory to the rear and a kitchen with door to the rear garden. Upstairs accommodation comprised of a first-floor landing area, a large master bedroom, two further good size bedrooms and a recently refitted modern family bathroom. Gated side access leads to additional patio/parking area, with a lawn area and garage. *View quickly to avoid disappointment*



Studley

Studley is a large village and civil parish in the Stratford-on-Avon district of Warwickshire, England. Situated on the western edge of Warwickshire near the border with Worcestershire it is 4 miles southeast of Redditch and 13 miles northwest of Stratford-upon-Avon.

Entrance Porch

Entrance Hallway

Lounge 12'11" x 10'4" (3.96m x 3.15m)

Dining Room: 10'9 x 9'0 (3.28m x 2.74m)

Kitchen 10'5 x 7'5 (3.18m x 2.26m)

Conservatory 10'1 x 10'0 (3.07m x 3.05m)



First Floor Landing

Master bedroom 13'1 x 10'0 (3.99m x 3.05m)



Bedroom Two

10'3 x 10'10 (3.12m x 3.30m)



Bedroom Three

9'11 x 6'5 (3.02m x 1.96m)



Family Bathroom

6'1 x 6'1 (1.85m x 1.85m)

Outside

Front

Driveway parking for 2 vehicles

Garage



Rear Garden

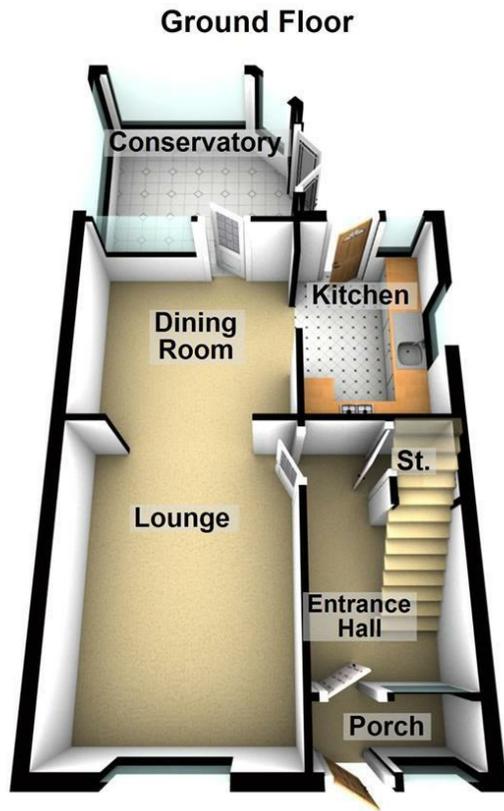


Viewings

Strictly by appointment only please call King Homes 01527 908694







Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			87
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		67	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			86
(81-91) B			
(69-80) C			
(55-68) D		65	
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	