

Peter Clarke



25 Claypitts Boulevard, Chase Meadow, Warwick, CV34 6HQ



- Two double bedrooms
- Bedroom One with en suite
- Modern fitted kitchen
- Lounge/diner
- Allocated parking
- Managed by Peter Clarke
- Available now



£975 PCM

A sizeable and well presented two double bedroom top floor apartment situated in the popular location of Chase Meadow in Warwick. The property is well presented throughout and conveniently positioned being close to local schools, shops, amenities and within easy reach of Warwick town centre and transport links. The property comprises entrance hall, living room/diner, modern fitted kitchen, two double bedrooms, bedroom one en suite, family bathroom and one allocated parking space. EPC C, council tax band: C, part furnished. Sorry no pets. Available now.

#### APPROACH

Accessed via the communal car park with pathway leading to the secure communal door with intercom entry system.

#### ENTRANCE

Accessed via the second floor communal hallway with internal entrance hall having intercom access, ceiling mounted lighting, central heating radiator and doors giving way to internal accommodation. Also with storage cupboard.

#### LIVING ROOM

11'11" x 13'9"

A good sized room with double glazed front french doors to the front of the property with Juliet balcony, further double glazed window to the front elevation, ceiling mounted lighting, central heating radiator, television point, space for table and chairs to comfortably seat four adults.

#### DINING AREA

6'7" x 5'10"

With double glazed window to the front.

#### KITCHEN

10'4" max x 9'9" max

Open to the Living Room, this is a modern fitted kitchen with an array of wall and base mounted units with complementary work surface over, having an integrated four ring gas hob with extractor over, integrated electric oven, stainless steel sink and drainer unit, washing machine, fridge freezer, tiling to splashback, double glazed window to the front elevation and ceiling mounted lighting.

#### BEDROOM ONE

12'5" x 12'9" max

A good sized double room with double glazed window to the rear elevation, ceiling mounted lighting, television point, central heating radiator and door leading to the en suite.

#### EN SUITE SHOWER ROOM

With a large shower cubicle, low level WC with dual flush, double glazed obscured glass window to rear elevation, shaver point, pedestal sink, central heating radiator, extractor fan and part tiling.

#### BEDROOM TWO

11'3" x 9'10"

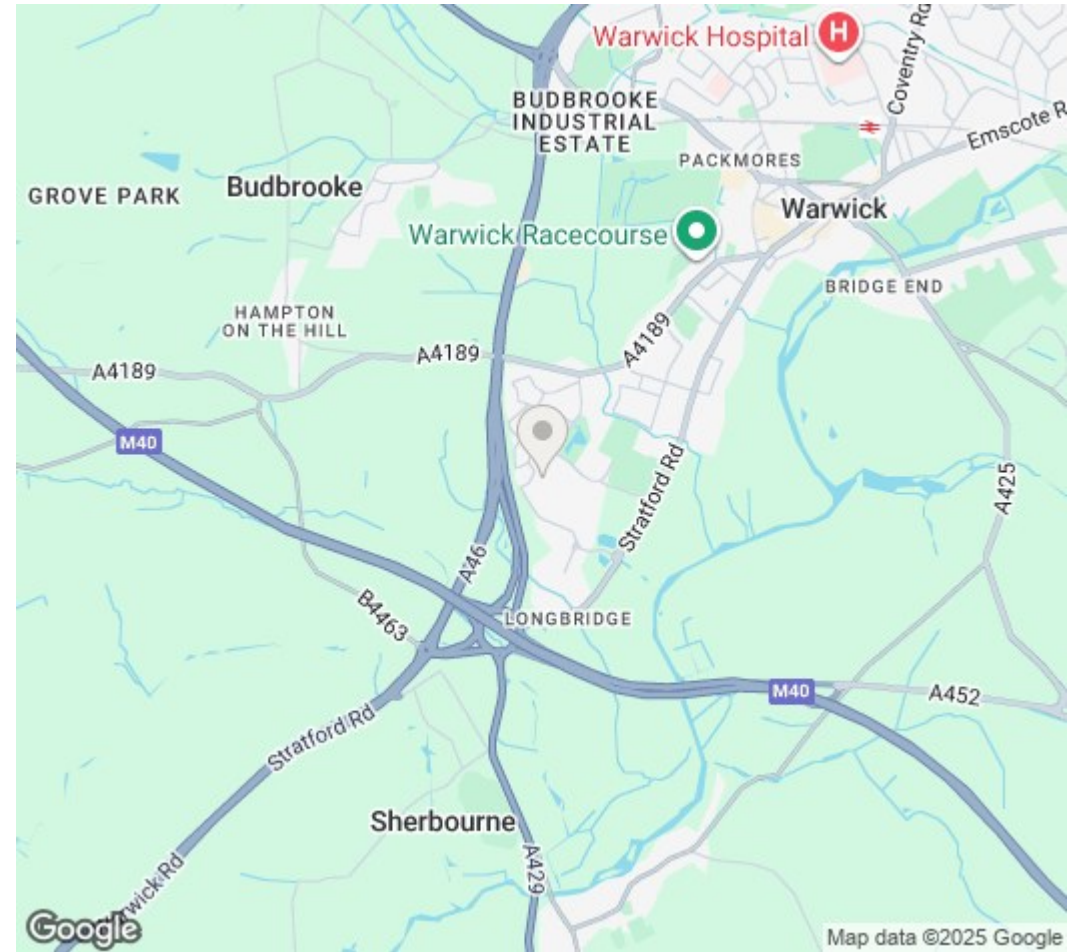
Another double room with double glazed window to the side elevation, ceiling mounted lighting, central heating radiator.

#### BATHROOM

With bath having shower attachment, low level WC with dual flush, pedestal sink, ceiling mounted lighting, central heating radiator, extractor fan, obscured glass double glazed window to the rear elevation and part tiling.







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