

Peter Clarke



9 Penfold Close, Bishops Tachbrook, Leamington

£950

- Two double bedrooms
- Garage
- Modern fitted kitchen
- Well presented
- Lounge/diner
- Attractive rear garden
- Double glazing and central heating
- Available 8th July

An attractive and well presented, two bedroom property set in the popular village of Bishops Tachbrook. Being conveniently positioned, it is close to local transport links, schools and amenities and being an approximate ten minute drive from Leamington Spa town centre. The property comprises entrance hall, lounge/diner, modern fitted kitchen, two double bedrooms, family bathroom, attractive rear garden and garage. Available 8th July.

APPROACH

with large lawned foregarden and pathway leading to the front door.

ENTRANCE HALL

with double glazed door to the front elevation, wood effect flooring, understairs cupboard and stairs leading to first floor.

LOUNGE/DINER

11'3" x 19'6" I shaped

being dual aspect with double glazed windows to front and rear elevation, feature fireplace and TV aerial point.

KITCHEN

9'0" x 9'2"

with a double glazed window and double glazed door to rear elevation. A modern fitted kitchen with wall and base mounted units with work surface over, one and half bowl stainless steel sink and drainer unit with monobloc chrome tap, tiled splashback, under-counter lighting, wood effect flooring, washing machine, dishwasher, integrated gas hob, electric oven, fridge freezer.

FIRST FLOOR LANDING

having loft access and airing cupboard.

BEDROOM ONE

14'3" x 19'11"

with two double glazed windows to front elevation, and built in storage.

BEDROOM TWO

9'8" x 9'5"

with double glazed window to rear elevation and fitted wardrobes.

BATHROOM

5'11" x 7'2"

having bath with shower over, sink in vanity unit, WC with dual flush, extractor fan, wood effect flooring, obscured glass double glazed window to rear elevation, towel radiator

REAR GARDEN

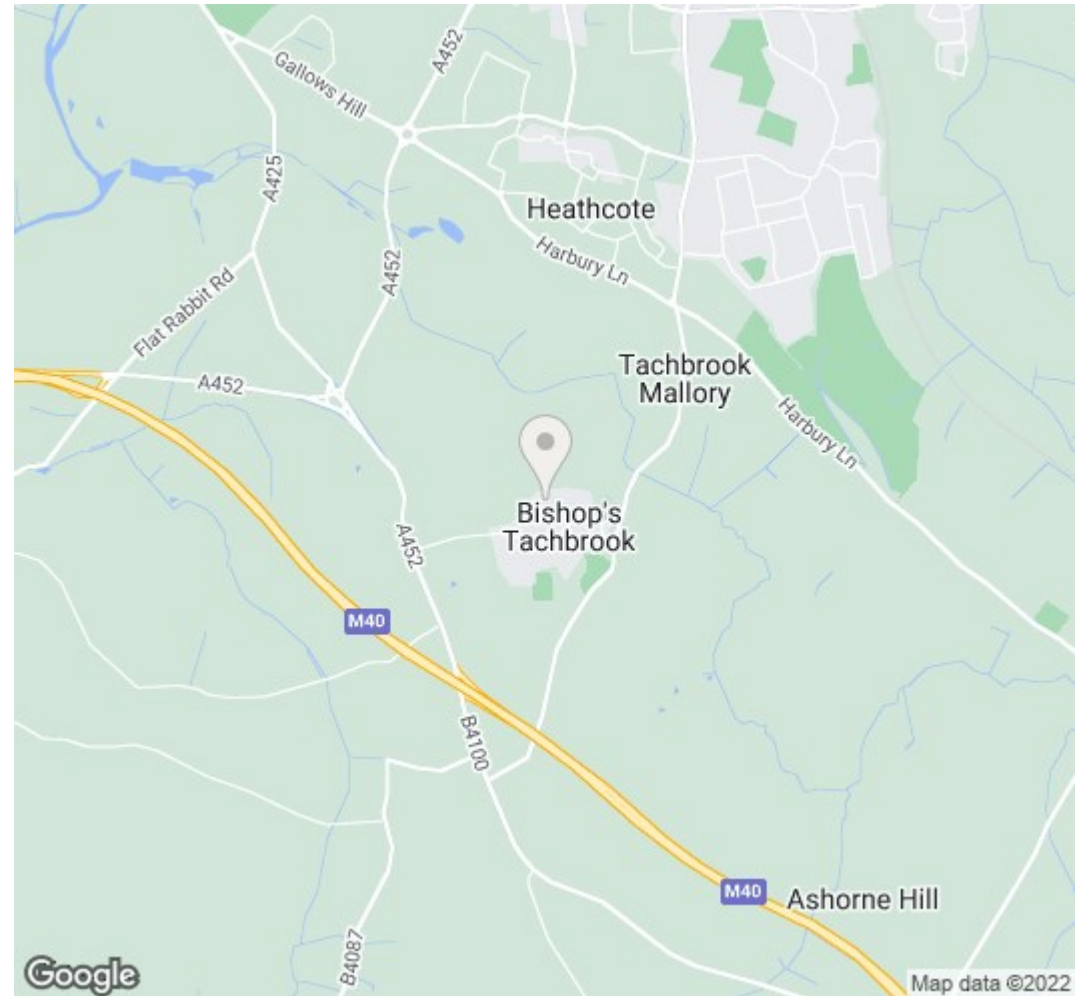
having an attractive patio and further decked area for seating, well stocked beds, fenced borders, rear gated access with a rear pathway giving access which the residents are responsible for maintaining.

Garage

En bloc with up and over doors







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