



Rushmore Street, Leamington Spa, CV31 1JA

**SHELDON
BOSLEY
KNIGHT**

LAND AND
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PROFESSIONALS

Property Description

An exceptionally stylish mid terrace period home positioned in a cul-de-sac location and offering easy access to the train station, numerous parks and the bustling centre of Royal Leamington Spa.

Internally this well presented home comprises of an entrance hallway, living room into bay, dining room, kitchen giving access to the garden. On the first floor there are two bedrooms and a family bathroom.

The garden to the rear is a low maintenance courtyard with a sunny aspect.

Towards the end of this no through road is a children's play area whilst an excellent and popular primary is located just round the corner.





Key Features

- Contemporary styling throughout
- Positioned along a quiet cul-de-sac
- Low maintenance courtyard garden
- Living room into bay
- Close to train station and local parks
- Near to pleasant canal walks
- Living room & dining room
- Energy rating D

Guide Price
£305,000



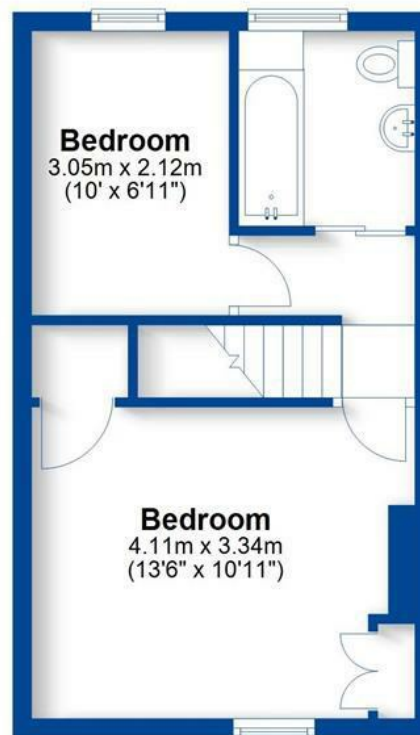
Ground Floor

Approx. 40.9 sq. metres (440.1 sq. feet)



First Floor

Approx. 30.3 sq. metres (326.0 sq. feet)



Total area: approx. 71.2 sq. metres (766.2 sq. feet)

This plan is for illustration purposes only and should not be relied upon as a statement of fact



EPC Rating - D

Tenure - Freehold

Council Tax Band - B

Local Authority
Warwick



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