



Kenilworth Road, Leamington Spa, CV32 5TF

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

Property Description

This top floor apartment is situated within a highly convenient town centre location just a short stroll from all amenities and shops on the Parade and offers lovely views from the front which extend over Christchurch Gardens and its adjacent tennis courts.

The property offers deceptively spacious accommodation throughout and is offered for sale with the benefit of no onward chain.

The accommodation comprises - Entrance hall, a well proportioned and spacious living room with lovely views, kitchen/dining room, two double bedrooms and bathroom.

There are pleasant communal grounds mainly laid to lawn to the front of the development, a single garage en-bloc located to the rear of the development along with non-allocated residents parking.



Key Features

- Top floor apartment
- Two double bedrooms
- Delightful views over Christchurch Gardens
- Garage en bloc
- No Chain
- Spacious living room
- Town centre location
- Share of freehold

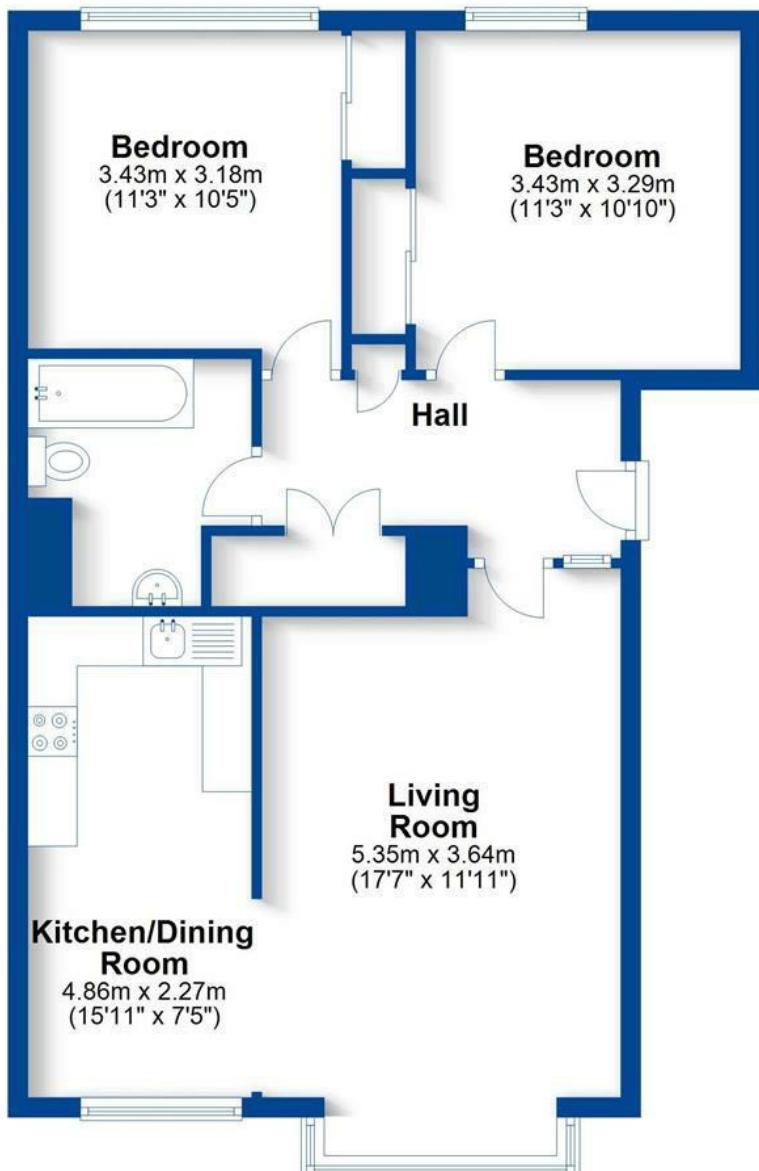


**Guide Price
£229,500**



Second Floor

Approx. 65.1 sq. metres (700.9 sq. feet)



Total area: approx. 65.1 sq. metres (700.9 sq. feet)

This plan is for illustration purposes only and should not be relied upon as a statement of fact
Property of Sheldon Bosley Knight not to be reproduced



EPC Rating - C

Tenure - Leasehold - Share of Freehold

Council Tax Band - C

Local Authority
Warwick District Council



We routinely refer clients to both our recommended legal firm and a panel of financial services providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee.

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS