



Augusta House, Leamington Spa, CV32 4NP



# Property Description

\*\*\* AVAILABLE NOW - CENTRAL LOCATION \*\*\* This two-bedroom, two-bathroom apartment is superbly positioned and provides excellent connections to all local amenities, bars, restaurants and walking distance to the train station and major bus routes.

Furnished to a fabulous standard throughout this property comprises in brief: Spacious hallway with ample storage and utility area (with washing machine included). Open plan living room with Juliet balcony, dining area with table and chairs and modern kitchen with integrated appliances included (full size fridge/freezer and dishwasher).

Generous main bedroom with ensuite shower room. Second double bedroom with ample work from home space. Main bathroom with full suite including shower over bath. This ready-made home is offered FURNISHED as seen.

One secure underground allocated parking space. Lift access to all floors. Energy Rating C. Council Tax Band D. Sorry no pets permitted.











## Key Features

- AVAILABLE NOW
- Leamington Spa
- Two Bedrooms, Two Bathrooms
- CENTRAL LOCATION
- Walking Distance to Train Station
- Doorstep Amenities
- Close to Fabulous Local Parks
- Energy Rating C
- Council Tax Band D
- Sorry No Pets Permitted

**£1,525 PCM**