



Conrad Lewis Way, Warwick, CV34 8AL

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

Property Description

*** UNDER APPLICATION *** Located in Purbeck Village just off Europa Way, this two bedroom 'Beckbridge' model end of terrace house was completed by Avant in 2020. Excellent location to reach both Warwick and Leamington Spa town Centre with ease and also provides excellent commute access to reach M40 corridor and A46, quick access to The Shire Retail Park with a choice of shops and supermarkets.

This stylish modern home comprises in brief: Open plan designer kitchen and dining area complete with integrated appliances (fridge/freezer and washing machine). Beyond is a light and spacious living area extending, through bi-fold doors, into the rear garden. In addition, you'll also find a large WC and under-stairs storage.

Upstairs, is a large main bedroom with fitted wardrobes and a generous single/small double bedroom with storage cupboard and recess for wardrobe. There's also a family bathroom, with full-height tiling, contemporary suite, which includes shower over bath and heated towel rail.

Spacious rear garden, mainly laid to lawn with patio area, side gate access and shed included. With two allocated parking spaces (located to end of terraces via private drive) this property is offered unfurnished. Council Tax Band C. Energy Rating B.







Key Features

- UNDER APPLICATION
- Warwick
- End Terrace House
- 2 Bedrooms
- Modern Build (2020) with Excellent Location
- Stylish Presentation Throughout
- Spacious Rear Private Garden
- Allocated Parking Space for Two Cars
- Energy Rating B
- Council Tax Band C

£1,195 PCM