



Charles Court, Charles Street, Warwick

A purpose built three bedroomed ground floor apartment conveniently situated with good access to both Warwick and Leamington, requiring some updating and improvement.

£165,000



**Charles Court, Charles Street,
Warwick**

£165,000

Briefly Comprising

Communal entrance hallway, private entrance hall with airing cupboard, living room with dual aspect, two double bedrooms and one single bedroom, bathroom with separate WC, electric night storage heating, upvc double glazing, garage en-bloc.

The Property

Is approached via a upvc double glazed communal entrance door, giving access to..

Entrance Hallway

With personal glazed door to entrance hallway, coved cornicing, doors to all accommodation, electric night storage heater, door to airing cupboard with insulated copper hot water cylinder with slatted shelving below.

Living Room

13'4" x 12'3" (4.06m x 3.73m) With two upvc double glazed windows giving dual aspect, Unidare electric night storage heater.

Kitchen

Fitted with white wall and base units with white working surface, stainless steel one and a half bowl sink unit, space for electric cooker, space and plumbing for washing machine, space for tall fridge/freezer in cupboard recess, tiled floor, upvc double glazed window to rear elevation.

Bedroom One (Rear)

9'3" x 12'2" (2.82m x 3.71m) With upvc double glazed window to rear elevation and electric night storage heater, door to built in wardrobe.



Bedroom Two (Front)

8'10" x 12' (2.69m x 3.66m) With double glazed window to front elevation and electric night storage heater.

Bedroom Three

5'11" x 12'3" (1.80m x 3.73m) With double glazed window to front elevation, Unidare electric night storage heater.

Bathroom

Fitted with a white suite to comprise; panelled bath and pedestal wash hand basin, splash back tiling to half height, obscure upvc double glazed window to side elevation, electric night storage heater.

Separate WC

Fitted with a low level WC and splash back tiling, upvc double glazed window to side elevation.

Garage

There is a garage en-bloc situated to the rear of the building, it is the first on the left, with up and over door.

Outside

The property sits in communal lawned grounds and gardens with driveway to the front with unallocated first come first served parking. The driveway extends to the rear of the building leading to the garaging.

Tenure

The property is held on a leasehold arrangement with further details on request.

Services

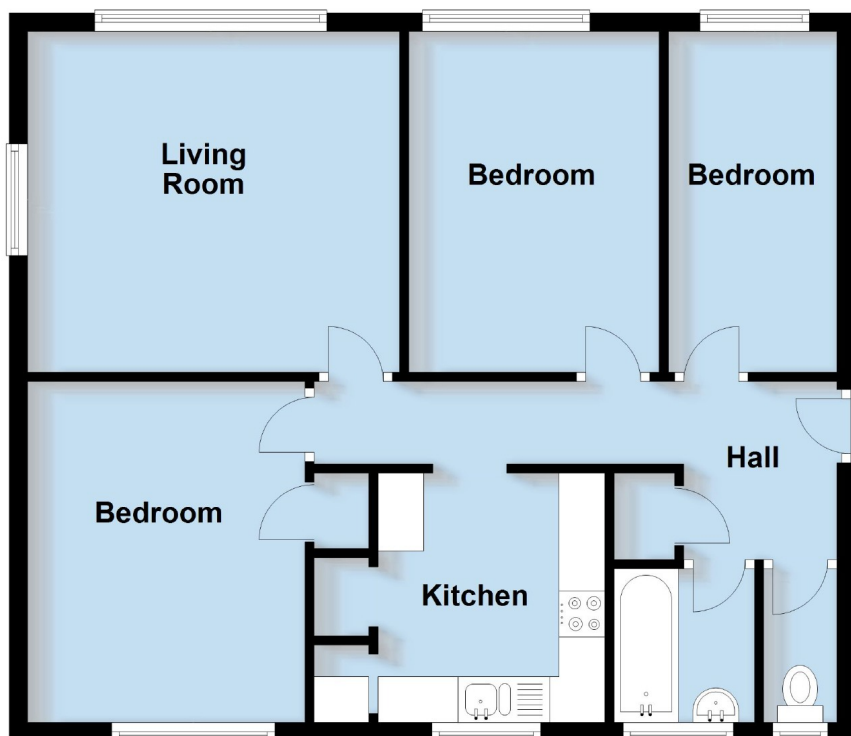
All mains services are believed to be connected to the property with the exception of gas. NB. We have not tested the central heating, domestic hot water system, kitchen appliances or other services and whilst believing them to be in satisfactory working order we cannot give any warranties in these respects. Interested parties are invited to make their own enquiries.

Charles Court

Charles Street
Warwick
CV34 5LE

Ground Floor

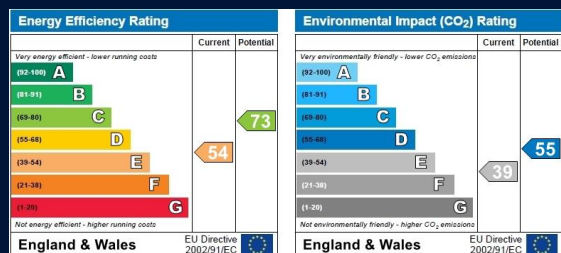
Approx. 66.6 sq. metres (716.7 sq. feet)



Total area: approx. 66.6 sq. metres (716.7 sq. feet)

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

Plan produced using PlanUp.



Leamington Spa Office
Somerset House
Clarendon Place
Royal Leamington Spa
CV32 5QN

01926 881144
ehbresidential.com

Also at: Warwick, 17 - 19 Jury Street, Warwick CV34 4EL

• Residential Estate Agents • Lettings and Property Managers • Land and New Homes Agents



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