



19 Stanier Court Charles Warren Close Railway Terrace, Rugby, CV21 2XQ

**** INVESTORS ONLY - SITTING TENANT IN SITU ****

This stylish, first floor, one bedroom apartment enjoys a central location next to the town centre and railway station, making it ideal for commuters, and offering a range of shops and amenities just a short stroll away.

Offered for sale with NO ONWARD CHAIN, the property benefits from off road parking with permit provided by management company, double glazing, gas central heating, and a secure intercom entry system.

The apartment comprises of a spacious entrance hall, open plan lounge/diner/kitchen with feature Juliet balcony, a good sized double bedroom, and a modern bathroom.

Guide price £120,000

19 Stanier Court Charles Warren Close

Railway Terrace, Rugby, CV21 2XQ



- One Bedroom, First Floor Apartment
- No Onward Chain
- Central Rugby Location
- Off Road Parking with permit provided by management company
- Open Plan Lounge/Diner & Fitted Kitchen
- Feature Juliet Balcony
- 120 Year Lease Remaining
- Separate Bathroom
- ** INVESTORS ONLY - SITTING TENANT IN SITU **
- Secure Intercom Entry System

Entrance Hall

Lounge/Diner/Kitchen

23'4" x 12'2" (7.12 x 3.71)

Bedroom

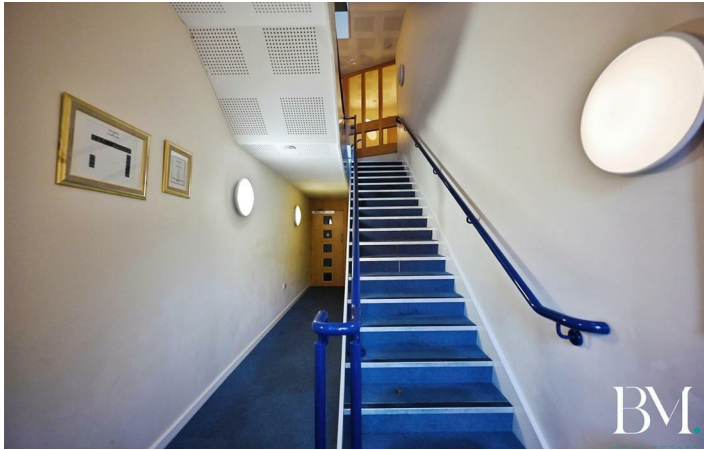
11'7" x 11'1" (3.55 x 3.40)

Bathroom

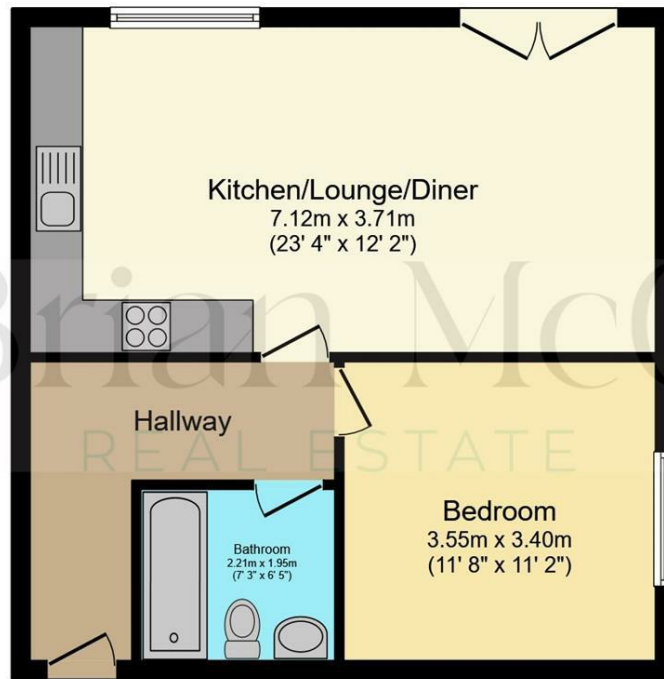
7'3" x 6'4" (2.21 x 1.95)



[Directions](#)



Floor Plan



Floor Plan
Floor area 51.3 m² (553 sq.ft.)

TOTAL: 51.3 m² (553 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

