



Frederick Street, Rugby, Warwickshire
£205,000

crowhurst
gale



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Crowhurst Gale are pleased to offer this well presented, turn of the century, end terraced town house located within walking distance to Rugby town centre and railway station. In brief the accommodation comprises; lounge, dining room, kitchen and ground floor bathroom, with two double bedrooms and en-suite to the first floor. The property additionally benefits from double glazing, gas radiator heating, a modern boiler and an enclosed low maintenance courtyard garden with a workshop/garage. Early viewing is highly recommended. This property is offered with NO ONWARD CHAIN.

Lounge 12'0" x 11'2" (3.67 x 3.42)

Dining Room 12'1" x 12'1" (3.70 x 3.70)

Kitchen 12'4" x 6'10" (3.77 x 2.10)

Fitted kitchen with white goods included.

Bathroom 6'2" x 6'10" (1.90 x 2.09)

Bedroom 12'1" x 11'3" (3.69 x 3.44)

Bedroom 10'11" x 12'2" (3.33 x 3.72)

Door to small ensuite.

En-Suite Shower

Garage 12'4" x 8'5" (3.78 x 2.59)



Market Appraisal

If you are considering selling your property, we would be delighted to give you a free no obligation market appraisal. Our experience, knowledge and marketing with local and internet advertising will get your property seen and stand out from the crowd. Please contact us to arrange your property appraisal.

Local Authority

Rugby Borough Council

Mortgage Services

Crowhurst Gale can offer Panda Mortgage Services for professional mortgage advice and will help to find the right product that will suit your budget and needs from virtually the whole of the mortgage market.

Conveyancing Services

Our solicitors work on a no sale, no fee basis. They work longer hours than the conventional solicitor and are available weekends. Please contact us for more information on our conveyancing services.

Tenure

Freehold

Tax Band

Tax Band: B

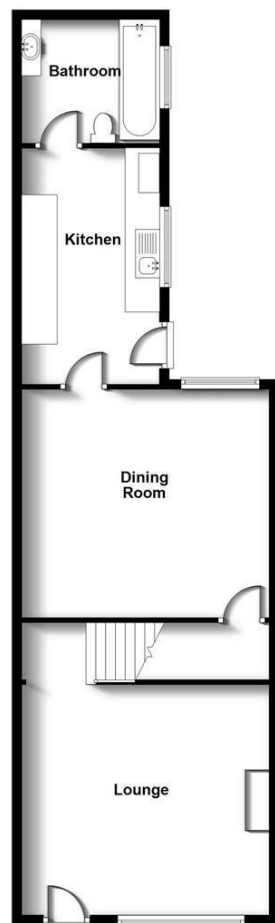
Viewing

By appointment only through Crowhurst Gale Estate Agents
01788 522266

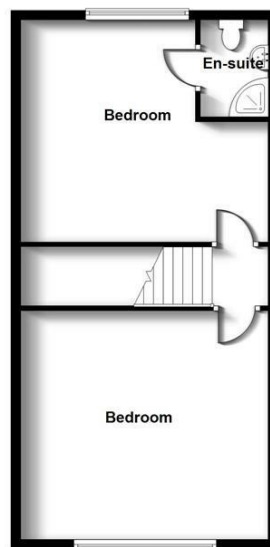




Ground Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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