



Southam Road, Dunchurch, Rugby
Offers over £240,000



Southam Road, Dunchurch, Rugby

VIRTUAL VIEWING AVAILABLE

Crowhurst Gale Estate Agents are pleased to present to market this beautiful and charming terraced cottage believed to be constructed in the 17th century with a wealth of original features. Located in the sought after area of Dunchurch, Rugby. In brief this home comprises: lounge/diner, kitchen to the ground floor. To the first floor there are two bedrooms a bathroom. Outside to the rear there is a landscaped garden which is mainly laid to lawn. An internal viewing of this quaint cottage is essential.

Frontage

Small front flower beds.

Lounge/Dining Room 13'4" x 14'6" (4.08 x 4.43)

Enter via solid oak door into Lounge/Dining Room. Cast iron multi fuel burner with tiled hearth. Wooden Flooring. Feature beams. Wooden panelling to dado rail height. Two radiators. Two storage cupboards. Stairs to first floor. Three wall lights.

Kitchen 12'9" from units x 5'8" (3.90 from units x 1.74)

Enamel sink and drainer with swan neck mixer tap and base unit under, further base and wall units and drawers. Built in washing machine and dishwasher. Wooden worktop surfaces. Gas hobs and electric fan assisted double oven. Cupboard housing gas combi boiler. Quarry tiled flooring. Glazed stable door leading to outside rear garden. Window giving borrowed light into the Lounge/Dining Room.



Landing

Doors leading to:

Bedroom Two 8'11" x 6'9" (2.74 x 2.06)

Window to rear aspect. Radiator.

Bedroom One 15'2" x 11'1" (4.63 x 3.40)

Double glazed window to front aspect. Radiator.

Bathroom 10'2" max x 5'8" max (3.11 max x 1.73 max)

Window to rear aspect. P shaped shower bath with double shower head fitted over. Vanity unit with inset wash hand basin. WC. Heated towel rail.

Rear Garden

Paved patio area with steps up to a lawned area, paved pathway leading the length of the garden to a wood store and garden shed with power connected. Gate giving access from the neighbouring property.

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.

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.

Mortgage Services

Crowhurst Gale Mortgage and Financial Services Ltd can offer 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.

Local Authority

Rugby Borough Council

Tax Band

Tax Band:C

Tenure

Freehold

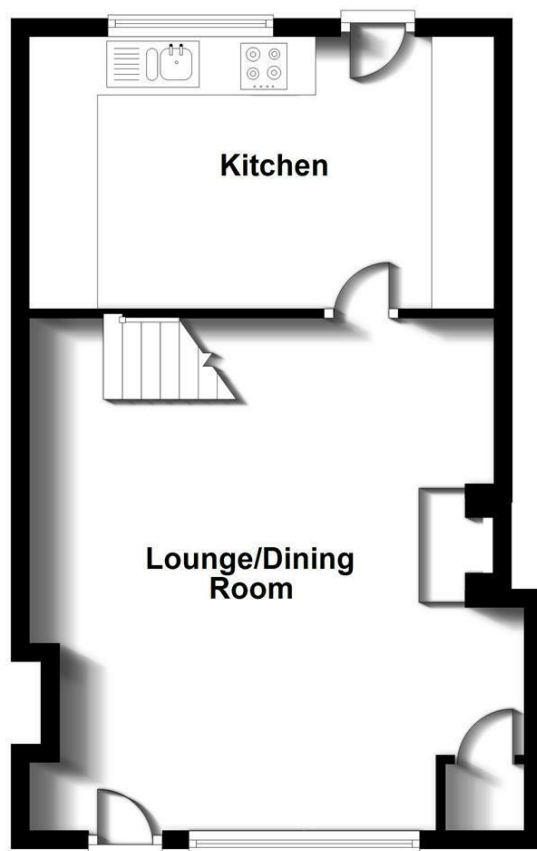
Viewing



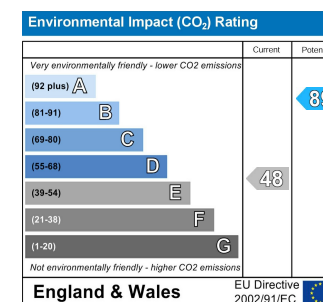
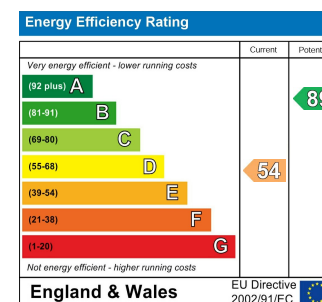
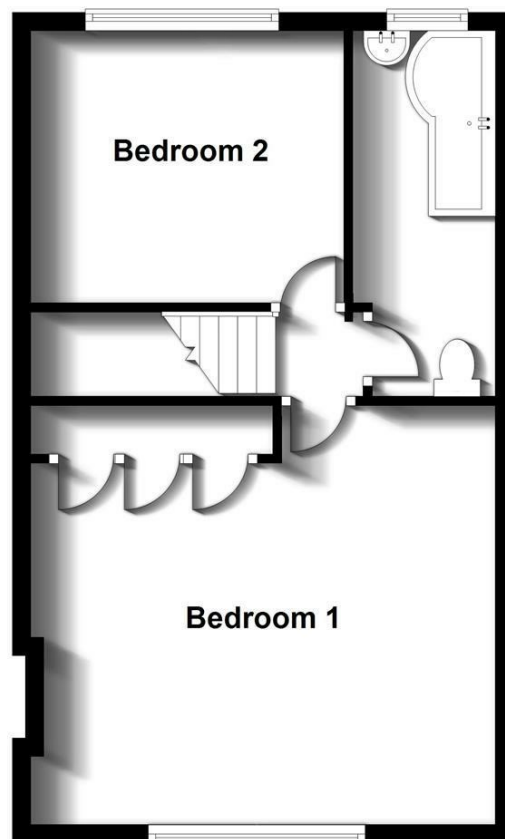
By appointment only through Crowhurst Gale Estate Agents
01788 522266



Ground Floor



First Floor



31 The Green, Bilton, Rugby, Warwickshire, CV22 7LZ
 Tel: 01788 522 266
 property@crowhurst-gale.co.uk
 www.crowhurst-gale.co.uk

