



**The Green, Rugby, Warwickshire**  
**Price Guide £115,000**





# The Green, Rugby, Warwickshire

Crowhurst Gale are pleased to present this spacious one bedroom first floor flat located in Bilton Village, which offers a wide range of local amenities and schooling for all ages, Rugby Town Centre and Train Station is a short distance away. In brief the property comprises: Communal entrance, entrance, spacious living room, kitchen with appliances to include an oven/hob/extractor, washing machine and integrated fridge, bathroom with shower over bath, and double bedroom. Externally there is off-road parking. The property further benefits from electric heating and part double glazing. NO CHAIN

## Communal Entrance

## Entrance

Lounge/Dining Room 15'2" x 11'10" (4.628 x 3.619)

Kitchen 7'9" x 5'11" (2.386 x 1.818)

Bedroom 10'8" x 8'11" (3.265 x 2.725)

## Bathroom

## Off Road Parking

## Lease Details

The remaining lease is 80 years of the original 99 year lease.





### **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.

### **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**

Leasehold

### **Tax Band**

Tax Band: A

### **Local Authority**

Rugby Borough Council

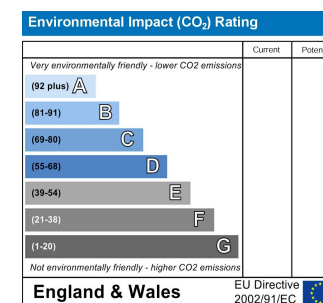
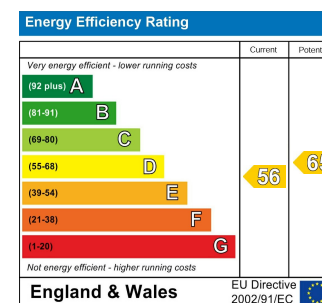
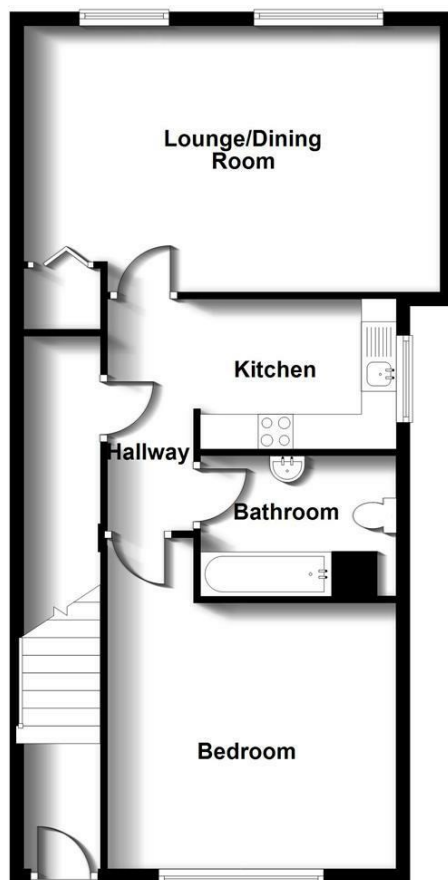
### **Viewing**

By appointment only through Crowhurst Gale Estate Agents  
01788 522266





Ground Floor



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