



6 Langcliffe Avenue, Warwick
Warwick

£170,000



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Warwick, Warwick

Presenting a fantastic opportunity with no onward chain, this ground floor two-bedroom maisonette boasts ample storage and is situated in the highly sought-after Woodloes Park area.

- No Onward Chain
- Ground Floor Maisonette With plenty of Storage
- Two good sized bedrooms
- Low ground rent charges
- Fantastic location



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Hall: The entrance hall can be accessed via a partially obscured UPVC front door with a canopied porch overhead. It features ceiling lights, an electric radiator, doors leading to two storage cupboards, and an airing cupboard housing the hot water cylinder.

Master Bedroom: This double bedroom features a UPVC window to the front, an electric radiator, coving on the ceiling, and a ceiling light.

Bedroom Two: This bedroom features a UPVC window to the front, an electric radiator, coving to the ceiling, and a ceiling light.

Living/Dining Room: This spacious room is illuminated by two UPVC windows to the rear. It is equipped with an electric radiator, coving on the ceiling, ceiling lights, and wooden laminate flooring.



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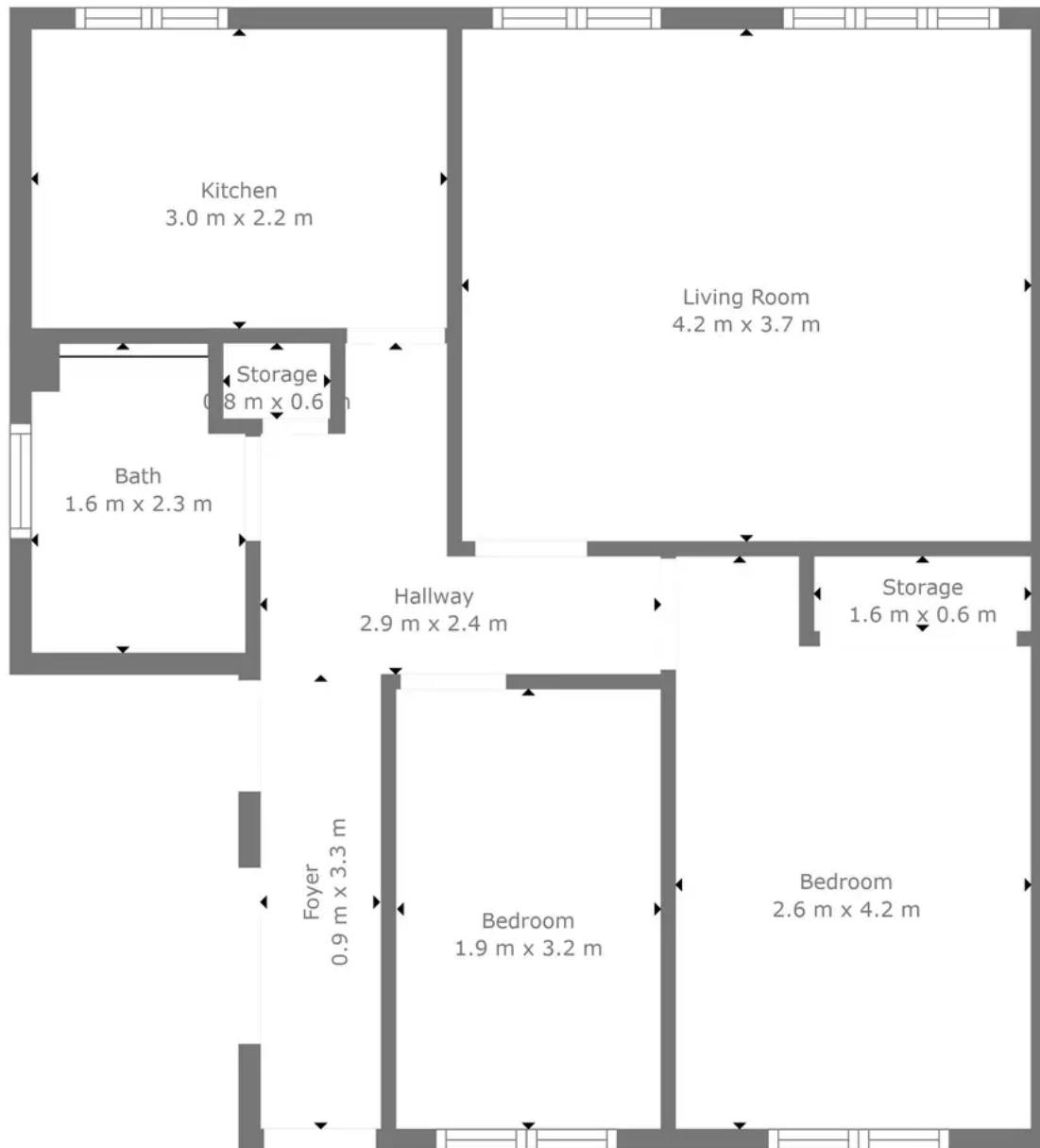
Kitchen: The kitchen is fitted with white base units and wall-mounted cupboards, complemented by grey work surfaces. It includes a stainless steel one and a half bowl sink and drainer, space for under-counter fridge and freezer, and space for a freestanding electric cooker with a hood. The kitchen boasts partly tiled walls, coving on the ceiling, a ceiling light, vinyl flooring, and a UPVC window facing the rear.

Bathroom: The upgraded bathroom is fitted with a three-piece suite, including a panelled bath with an electric shower over and a glazed screen, a wall-mounted hand basin, and a low-level WC encased in a walnut-style vanity unit. The bathroom is equipped with a white heated towel rail, partly tiled walls and a ceiling light. It also includes a partially obscured UPVC window to the side.

External: This property benefits from a communal outdoor area.

Additional Information: The property is leasehold with 94 years remaining and an annual ground rent of £550. It's important to note that this information is for reference and should be verified by a solicitor.





GROSS INTERNAL AREA
 FLOOR 1: 52 m²
 EXCLUDED AREAS: STORAGE: 1 m²
 TOTAL: 52 m²

Measurements Are Calculated By Cubicasa Technology. Deemed Highly Reliable But Not Guaranteed.





RDR Dassaur estate agents

Unit 2 Nelson Dale Wharf Street, Warwick - CV34 5LB

01926268989

Admin@RDRDassaur.co.uk

rdrdassaur.co.uk/

