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2 James Watt Close, Daventry NN11 8RJ

campbells
of Rugby



3 Bedrooms | 2 Bathrooms | 2 Reception Room | Garage

Ground Floor



LOCAL PROPERTY EXPERT AMANDA LOYDALL

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We would like to express our 100% satisfaction on choosing Campbells to sell our property in Rugby. Amanda and Sian made an amazing team. A real credit to Campbells. We found Amanda very personable with a wealth of knowledge, and Sian had both impeccable communication and persistence. They really helped to drive the sale through, for which we are extremely grateful. We look forward to hopefully doing business again soon! Keep up the amazing work.

BY: Santon and Sam, Rugby - 8th February
ABOUT: Amanda and Sian



39 HOSKYN CLOSE

RUGBY, CV21 4LA

- ✔️ Summer House and Outside Office
- ✔️ Bathroom and Shower Room
- ✔️ Quiet Cul De Sac Location
- ✔️ Stunning Extension
- ✔️ Incredibly Spacious
- ✔️ Immaculate Condition
- ✔️ Three Bedrooms
- ✔️ Detached Bungalow
- ✔️ Detached Garage

Disclaimer: The information on this property, including floor plans, photographs, videos and virtual tours (available on the Campbells website) has been prepared to give, in our opinion, a fair description of the property. We have tried to detail the information as accurately as possible relying on the owner's input too, but we can't give any accuracy guarantee - all measurements are approximate. None of this information constitutes an offer or a contract, or part thereof. Please make sure you satisfy yourself as to the correctness of each statement contained in these particulars. Campbells have not tested any apparatus, equipment, fittings or services including any heating system so we cannot therefore verify that these are in good working order. We haven't carried out any form of survey and would advise that you make your own arrangements to instruct and obtain a qualified survey report prior to exchange of contracts. Your solicitor will look after all the legal matters relating to this property and agree with the owner's solicitor which items will be included in the sale. If you have any questions or concerns please just ask. Viewings and Offers are to be strictly handled by Campbells. Copyright Warning - You may use any of this material for your personal use, however, you may not reuse any of this information, which includes the pictures, to republish or redistribute or make any of this detail available in any other format to any other party which includes websites, any online platform, media or notice board without prior written consent from Campbells.



Three Bedroom Detached Bungalow For Sale in Hillmorton Rugby.

Situated on a corner plot in a quiet cul de sac where properties rarely come to the market is this extended three-bedroom, two-bathroom home. The current owners of this individual property have completely remodelled it creating the most outstanding three bedroom detached single storey property. The accommodation is all on one level which technically is a bungalow. When we think of bungalows, we often think of them being small and ordinary. This home is far from small and ordinary, so I prefer to refer it to as single storey living at its best. An impressive 30 foot long open plan lounge/ diner with vaulted ceiling is just one of the eye-catching features about this unusual property. The most amazing family/entertaining space has been created and incorporates within it a stylish and well-equipped kitchen with granite work surfaces, built in Nef oven and hob as well as an integrated fridge/freezer and the most fantastic pantry cupboard, every home should have one!

There's also a separate utility room with side door access so perfect if you have a dog or muddy wellies from the garden. All three bedrooms are doubles and two have Hammond fitted wardrobes. This would make a great family home particularly as being in Hillmorton it is great for school catchment as well as being close to all local amenities. The outside is just as well cared for as the inside. The garden wraps itself round the property. There's a lovely lawn area accessed from the patio doors in the living area which brings entertaining from the inside out, as well as a patio area perfect for having a glass of wine in the evening. There's also a large summer house with power and light attached as well as a ready-made home office or studio. The garage has an electric door and there's parking for three cars. Maintenance is low, the extension has been K Rendered and outside lighting is fitted.

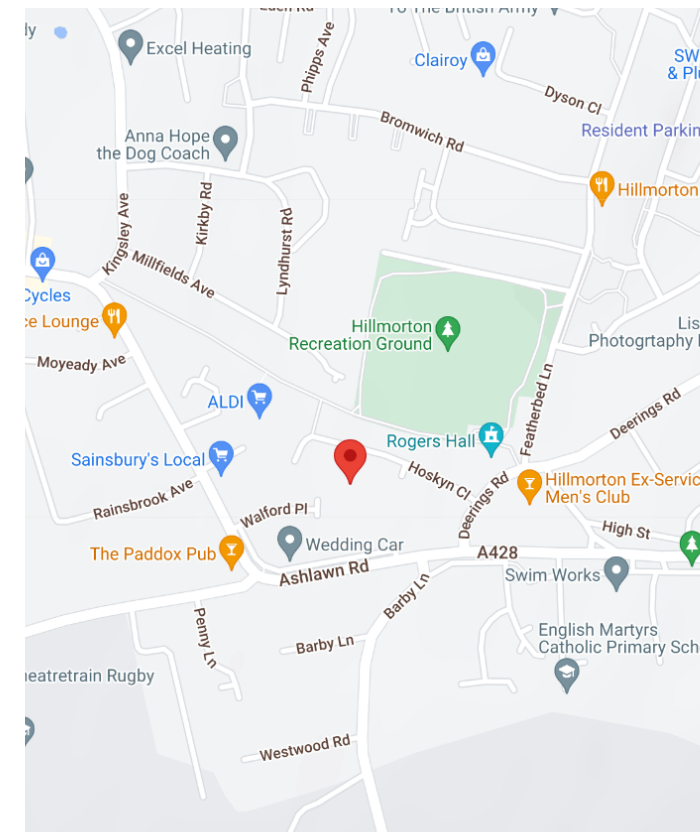


LOCATION

Hillmorton is very desirable due to schooling. It has lots of local amenities, shops, takeaways and pubs.

There are many sporting clubs close by as well as green areas.

Rugby is great for commuting - you can be in London in less than an hour.



Council Tax: C EPC: D

This property's stunning interior would not be out of place featured in a home's magazine.

