



Connells

Mountford Rise
Lighthorne Warwick



Property Description

Detached two-bedroom bungalow, ideally situated in the popular village of Lighthorne, situated close to Leamington spa and Warwick.

The accommodation includes a welcoming entrance hall, a well-appointed kitchen/diner, a spacious lounge, two bedrooms and contemporary wet room/shower room.

Externally, the property benefits from a enclosed rear garden, along with a large foregarden and patio

Contact us today to arrange your viewing.

Introduction

Situated in the heart of Warwickshire, Lighthorne is a hidden gem nestled quaintly in the countryside. The village offers a peaceful escape in a lovely closed community. You'll be captivated by the picturesque landscapes, rolling hills and lush greenery that surrounds you. Lighthorne is known for its rich history and atmosphere. Take leisurely walks along the streets and stop by at the local pub and popular tea room. It's the perfect place to create lasting memories and experience the true beauty of Warwickshire.

Entrance Hall

Having Door to front elevation, loft hatch, door to all bedrooms, lounge and kitchen/diner

Kitchen/Dining Room

Modern fitted kitchen with wall and base units and complimentary work surfaces over, one bowl stainless steel sink and drainer unit, built in oven and hob with cooker hood over, space for washing machine and fridge freezer, space for a dining table and chairs, door to the showerroom, double glazed window to the rear elevation and double glazed door leading out to the garden.

Sitting Room

Having double glazed window to the front elevation, wall mounted storage heater and door through to the kitchen diner

Bedroom One

Having window to the rear elevation.

Bedroom Two

Having window to the front elevation.

Showerroom/Wetroom

Wetroom Showerroom, comprising, walk in shower, WC, Wash hand basin, Heated ladder towel rail and window to the side elevation.

Outside

Front

Having large forgarden extending to the road, pathway leading to a outdoor disabled lift and raised patio area leads to the front door.

Rear Garden

Private wrap round rear garden.

Council Tax

Local Authority: Stratford District Council

Band C

Viewings

Strictly by prior appointment via the selling agent.

Agents Note

The Land Registry title has yet to be updated with the Vendor's details. Please ask the branch for more details







Floor Plan

Total floor area 61.1 m² (658 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

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Bridge Street
 WELLESBOURNE CV35 9QP

EPC Rating: B Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/WBE104118



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