The Beeches, 13 Avenue Road, Leamington Spa

Guide Price £135,000 Leasehold

1 bedroom apartment for sale

Description

Courtney Downing Estates are pleased to offer this one-bedroom second-floor apartment, offered for sale with no upward chain and ideally positioned within walking distance of Leamington Spa town centre and railway station.

Being Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £135,000.

The accommodation comprises an entrance lobby, open-plan lounge/kitchen, double bedroom and bathroom, creating a practical and low-maintenance home ideal for first-time buyers, investors or those seeking a convenient town-centre base.

The property benefits from residents' parking for up to three cars and has approximately 118 years remaining on the lease. Positioned on Avenue Road, an attractive tree-lined avenue, the property is within easy reach of The Parade and approximately a three-minute walk from Leamington Spa railway station, providing direct services to London Marylebone in around 80 mins.

Leamington Spa offers an excellent choice of independent and high street shops, restaurants, cafés and bars, together with beautiful architecture, parks and gardens.

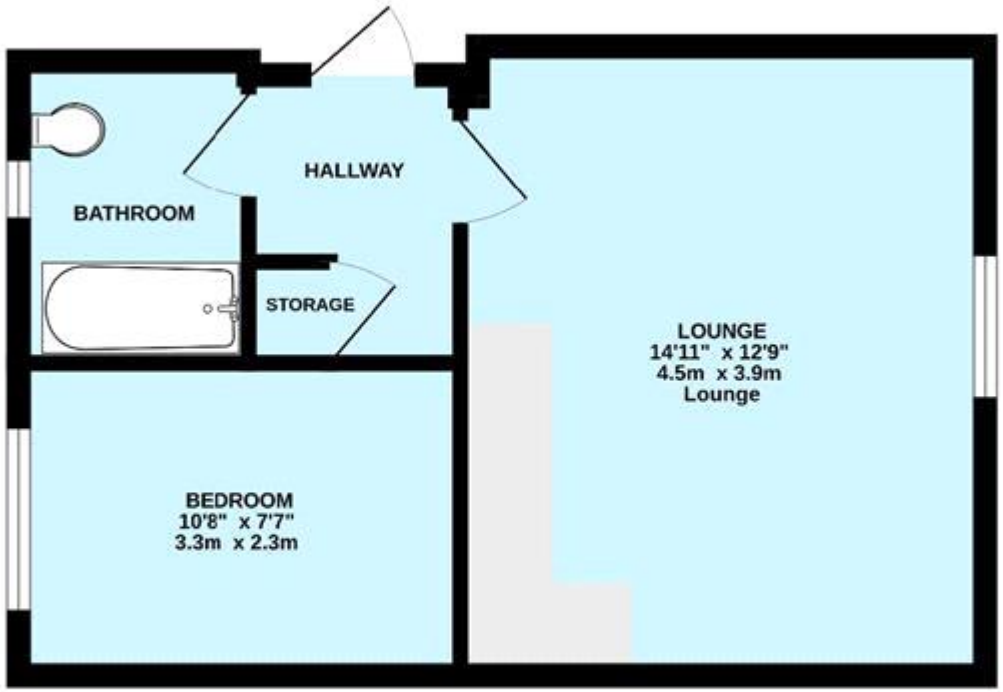
With no upward chain, residents' parking, a long lease and excellent

transport links, this property represents an attractive opportunity for both first-time buyers and investors.
Viewing is recommended.

Council Tax Band: A (Warwick District Council)
Tenure: Leasehold (118 years)
Ground Rent: £0 per year
Service Charge: £133.77 per month
Lease 125 years from 08/11/2019
Parking options: Residents
Garden details: Communal Garden
Electricity supply: Mains
Heating: Gas Mains
Water supply: Mains
Sewerage: Mains

Tenure
Leasehold

GROUND FLOOR
352 sq.ft. (32.7 sq.m.) approx.



TOTAL FLOOR AREA : 352 sq.ft. (32.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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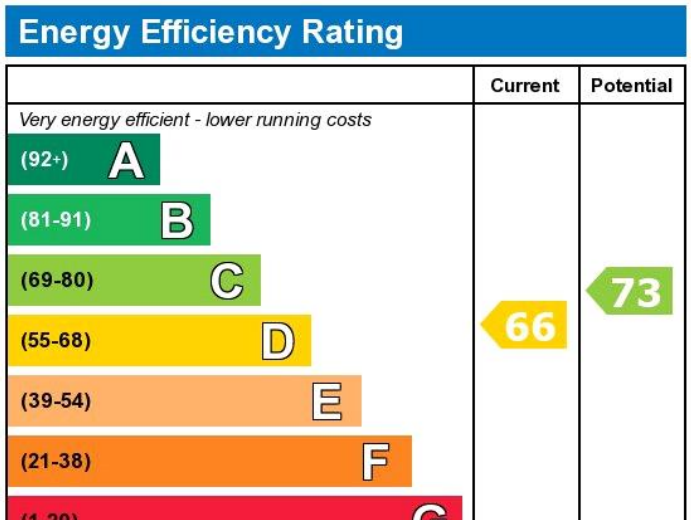

Viewing by appointment only
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