



PCM
£1,495 PCM
Kingfishers Reach
Leamington Spa, CV31 1AE

PROPERTY SUMMARY

An impressive, three double bedroom, detached house in a popular development, with beautiful views over the nature reserve. The property is very light and spacious throughout and comprises, good size lounge/diner and a modern fitted breakfast kitchen. Upstairs there are three double bedrooms, the master having an Ensuite. There is also an additional family bathroom. There is a landscaped garden to the rear and ample parking & a garage to the front. Unfurnished and available mid February.

3	
2	
1	







3



2



1



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



OFFICE ADDRESS
8a Regent Street
Leamington Spa
Warwickshire
CV32 5HO

OFFICE DETAILS
01926 354 400
leamington@handlesproperty.co.uk