



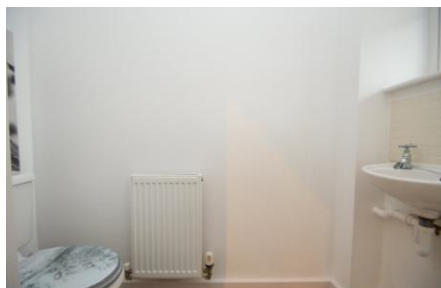
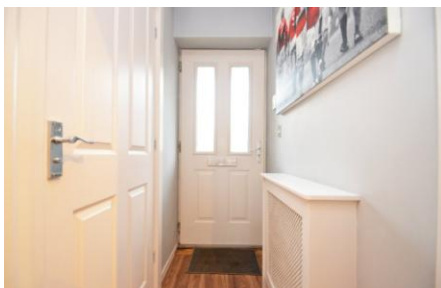
## 3 Grandsire Drive

Hillmorton, Rugby, Warwickshire, CV21 4PL

**£145,000**

Superbly presented, one bedroom, semi detached property, situated on a private drive in the sought after area of Hillmorton.

Comprising entrance porch, cloakroom/wc, modern fitted kitchen, lounge/diner, double bedroom with balcony & en-suite shower room. Allocated parking & decked rear garden.



# Property Features

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- Modern Semi Detached
- One Bedroom
- Entrance Porch
- Cloakroom/WC
- Lounge/Diner
- Modern Fitted Kitchen
- Balcony & En-Suite
- Allocated Parking
- Timber Decked Garden

## Full Description

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This superbly presented, semi detached property is situated on a private drive, in the highly sought after area of Hillmorton, within easy reach of a range of shops, amenities, schooling and excellent transport links.

### IDEAL FIRST TIME/INVESTMENT PURCHASE.

The property benefits from an allocated parking space to the front aspect, and a landscaped, split level, timber decked rear garden.

The accommodation comprises in brief of an entrance porch, cloakroom/wc, modern fitted kitchen with integrated oven and hob, and lounge/diner with French patio doors leading onto the rear garden, on the ground floor.

Rising to the first floor, there is a double bedroom with balcony overlooking the lounge, fitted wardrobes, and dressing table area, and an en-suite shower room.

The property further benefits from double glazing, gas central heating, and stylish, neutral décor throughout, offering ready to move into accommodation, ideally suited to first time/investment purchasers.

### Ground Floor

Entrance Porch

Cloakroom/WC

Kitchen Area L:10" x W:12'10"

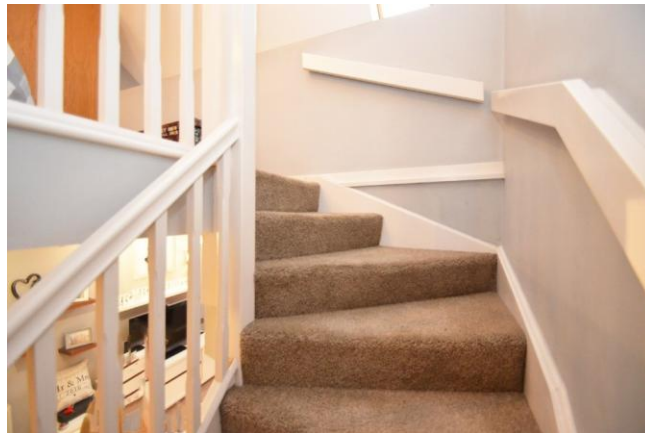
Lounge/Diner L:14'8" x W:12'10"

### First Floor

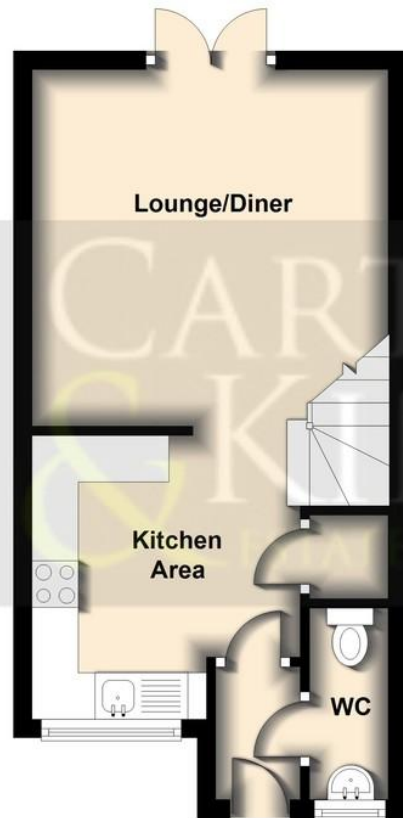
Bedroom L:16'4" x W:12'10"

En-Suite

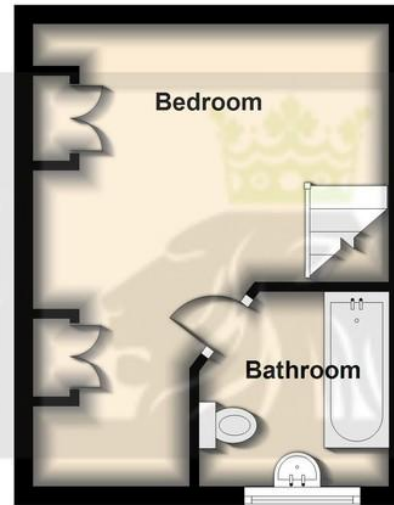




## Ground Floor



## First Floor



Dimension approximate for display purposes only  
Plan produced using PlanUp.

**Grandsire Drive, Rugby**



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