



## 31 FINHAM ROAD

KENILWORTH, CV8 2HY

- STUNNING 3 BEDROOM HOME • IN THE LOVELY TOWN OF KENILWORTH • AMPLE PARKING • FULLY REFURBISHED • LANDSCAPED GARDEN ≈ SOUTH WEST FACING • KITCHEN≈DINER • UTILITY ROOM ≈ DOWNSTAIRS WC • EPC RATING C • COUNCIL TAX BAND C

# THE PROPERTY





## THE LOCATION

END TERRACED HOUSE ≈ THREE BEDROOMS ≈ STUNNING KITCHEN DINER ≈ DRIVEWAY ≈ MUST BE VIEWED

This lovely end terraced house is situated in a popular location within walking distance of excellent shops, pubs and Kenilworth Old Town, with The Greenway only a short stroll away. This home has been very well maintained, and renovated by the current owners with both double glazing and gas central heating, along with new kitchen and bathrooms, and would provide a great home for many buyers.

The property has a good sized gravelled driveway for several vehicles, and outside storage area. To the first floor accommodation you have an entrance hallway, stunning kitchen&diner with kamdean flooring, quartz worktops, integrated fridge&freezer, dishwasher, electric oven and induction hob. Double doors leading into a lounge with a log burner and window overlooking the landscaped rear garden. You also have a very useful utility room with plumbing for washing machine and tumble dryer with base units and worktops over and a cloakroom with w.c.

Staircase leading to the first floor, where you have three double bedrooms, the main bedroom having fitted wardrobes and a feature fire place. Loft access, and a

# THE FLOORPLAN

## Ground Floor

Approx. 44.1 sq. metres (474.6 sq. feet)



## First Floor

Approx. 37.0 sq. metres (398.6 sq. feet)



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