



EDWARD KNIGHT
ESTATE AGENTS

STOWE DRIVE, RUGBY, WARWICKSHIRE, CV22 7NU

£595 PCM





A modern one bedroom top floor apartment located on the Pavilions Estate just off Bilton Road, offering easy access to Rugby town centre and local amenities. The accommodation briefly comprises: entrance hall, open plan lounge/kitchen, double bedrooms and bathroom with shower. Further benefits include: gas fired central heating, uPVC double glazing, intercom entry and allocated parking. Available late April. Unfurnished. Energy rating B.

Communal Hallway

Enter via secure intercom controlled doors at the front and rear of the building. Stairs rising to all floors. Panel effect door to:

Entrance Lobby

With electric consumer unit. Single panel radiator. Door to:

Entrance Hall

With a built-in storage cupboard. Wall mounted intercom entry phone. Loft hatch. Smoke alarm. Doors to all further accommodation.

Lounge/Kitchen

13' 2" x 12' 1" under eaves (4.01m x 3.68m) With a uPVC double glazed window to the front aspect. Single panel radiator with thermostat. TV, satellite and telephone points. Wall mounted timer/thermostat for central heating. Opening through to:

Kitchen Area

12' 11" x 9' under eaves (3.94m x 2.74m) With a range of light wood effect base units surmounted by contrasting roll-edge worksurfaces. Inset stainless steel sink and drainer with mixer tap over. Tiling to splashback areas. Built-in single electric oven, four ring gas hob and chimney extractor good. Space and plumbing for a washing machine and undercounter fridge/freezer. Concealed gas fired combination boiler. Tiled floor.



Radiator. Double glazed Velux window to the rear aspect.

Bedroom

11' 2" max x 10' under eaves (3.40m x 3.05m) With two uPVC double glazed windows to the front aspect. Radiator. TV point.

Bathroom

10' 6" x 6' 9" under eaves (3.20m x 2.06m) With a white suite comprising: pedestal wash hand basin, low level toilet and panelled bath with combi-shower over. Tiling to splashback areas. Extractor fan. Tiled floor. Radiator. Double glazed Velux window to the rear aspect.

Outside

Allocated parking space in the car park located at the rear of the building.

Council Tax

Band A



