
SHORTLAND HORNE
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2 Penruddock Drive
CV4 8LN

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NO ONWARD CHAIN – A particularly spacious two-bedroom first-floor apartment, offering approximately 675 sq ft of accommodation and occupying a convenient position within the popular Hidcote House development, just a short walk from Tile Hill Railway Station.

One of the larger apartments within the development, the property offers well-proportioned accommodation throughout and would make an excellent purchase for first-time buyers, downsizers, commuters or investors looking for a low-maintenance home in a highly convenient location.

The apartment is approached through the communal entrance, with the accommodation opening into a generous hallway providing access to all of the principal rooms.

The main living space is a particularly good size, providing ample room for both lounge and dining furniture. A Juliet balcony brings additional natural light into the room and gives the living area a more open feel.

The separate fitted kitchen offers a good range of wall and base units together with worktop space and provision for the usual appliances, keeping the kitchen distinct from the main living accommodation.

There are two well-proportioned bedrooms, with the principal bedroom being an especially generous double room. The second bedroom also provides useful flexibility and would work equally well as a guest bedroom, home office or additional double bedroom.

The accommodation is completed by the bathroom, fitted with a white suite including bath with shower over, wash hand basin and WC.

Externally, the development provides communal areas and an allocated parking space, while the property's no onward chain position should also appeal to purchasers looking for a potentially straightforward transaction.

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Dimensions

Hallway
3.71m x 2.11m

Living Room
3.40m x 6.27m

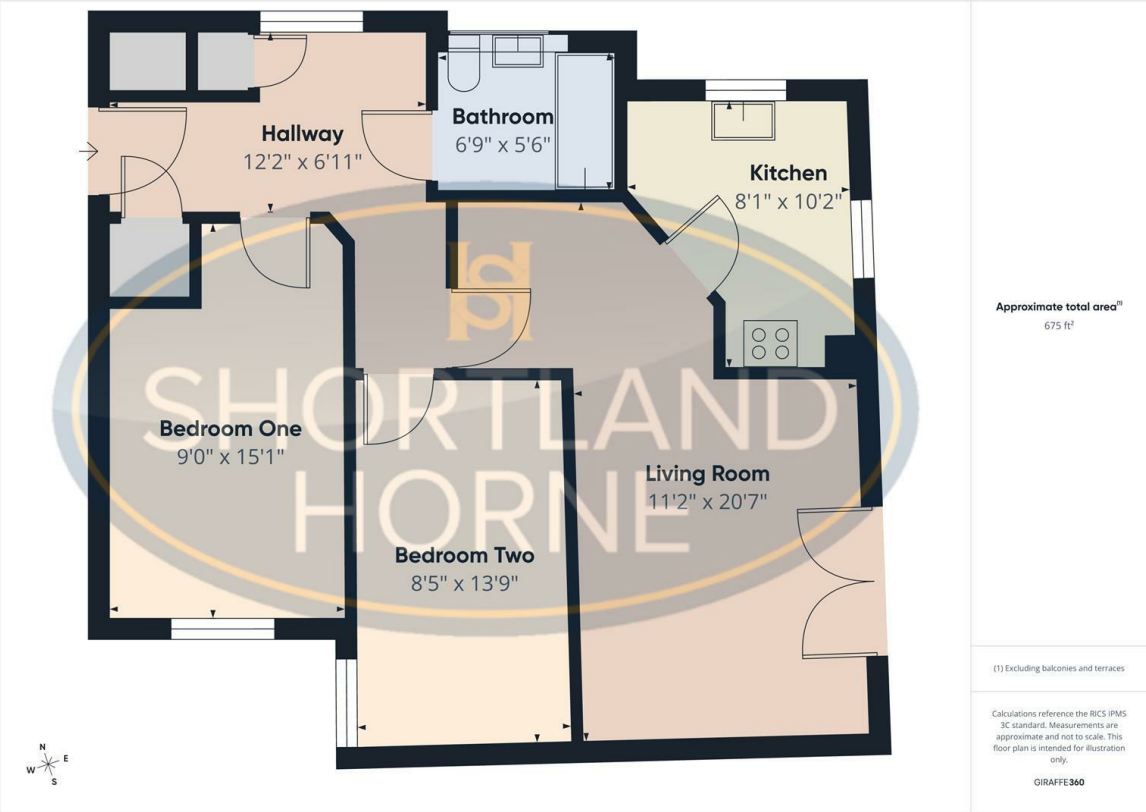
Kitchen
2.46m x 3.10m

Bedroom One
2.74m x 4.60m

Bedroom Two
2.57m x 4.19m

Bathroom
2.06m x 1.68m

Floor Plan



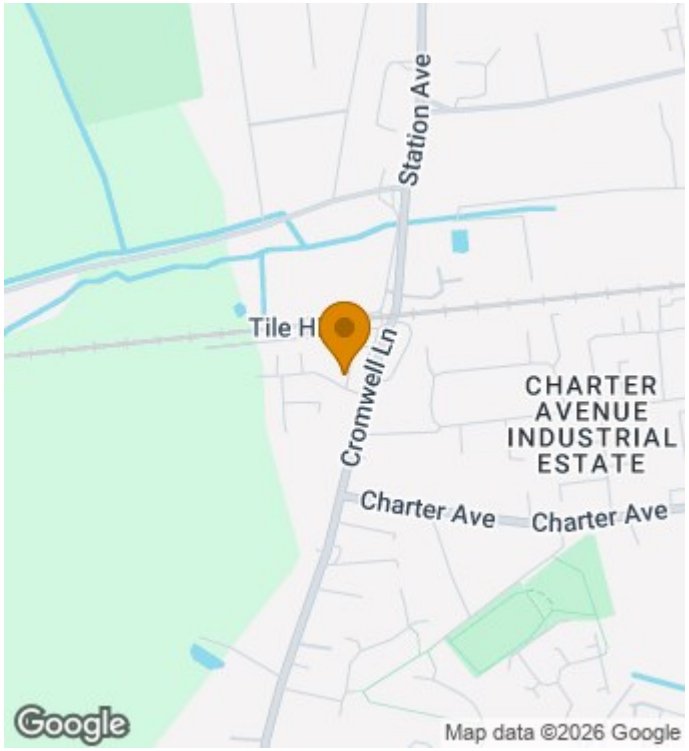
Total area: 675.00 sq ft

Disclaimer

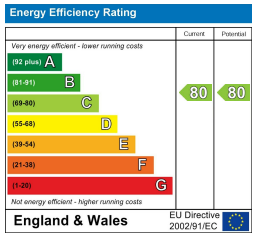
Services All main services are understood to be available. Prospective purchasers are however recommended to verify connection with the appropriate suppliers.
Fixtures and Fittings Excluded unless referred to in the sale particulars. Photographs are for illustrative layout purposes only and items shown are not included unless specifically mentioned in contract documentation. Please note: wide angle lens photography may be used, in certain instances, sometimes resulting in slight distortion.
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Measurements Room measurements and floor plans are for guidance purposes only and are approximate.
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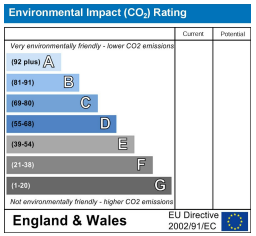
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Location Map



EPC





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