

ARCHERY FIELDS, WARWICK CV34 6PQ



- Desirable Location
- Two Double bedrooms with Fitted Wardrobes
 - Living Room With Balcony
- Fitted Kitchen with appliances
- Garage & Allocated Parking
 - Immaculately Presented
 - Available April 2026
- Walking Distance to Warwick Town Centre
 - Council Tax Band - D
 - EPC - C

2 BEDROOMS

£1,400 PCM

Immaculately presented, Two Bedroom Apartment, in Sought After Location of Bridge End.

The first floor apartment boasts a beautiful open plan living space. The modern fitted kitchen offers base and wall units for storage, integrated whitegoods including fridge / freezer, dishwasher, oven and hob and island with breakfast nook. A bright and spacious living room is accentuated by a feature fireplace, attractive parquet flooring and a south facing balcony with views over the gardens. The two double bedrooms both offer built in wardrobe space for added convenience. Well presented three piece bathroom suite with shower over bath. Separate utility room houses washing machine and tumble dryer.

The property comes with use of communal carpark, space and use of garage en-bloc.

Available April 2026.

Fitted Kitchen

Comprising range of units, integral oven/hob, dishwasher, double glazed window, wall mounted radiator.

Living Room With Balcony

With double glazed windows and patio door giving views and access to balcony, parquet flooring, there is two handy storage cupboards in the apartment with one providing access to good loft storage space.

Master Bedroom

Double glazed window, wall mounted radiator, built in wardrobes.

Bedroom Two

Double glazed window, wall mounted radiator, built in wardrobes.

Bathroom

Comprising bath with shower over, Low Level WC, inset wash hand basin with cupboard below, heated towel rail, double glazed window.

Drying Room

The Landlord provides a washing machine and tumble dryer, there is a handy storage cupboard.

Communal Hallway

Communal Entrance hall with stairs leading to the first floor

Outside Communal Grounds

Secured Shared bins and bike store to the rear of the block

The apartment benefits from lovely communal grounds with variety of trees and shrubs, there is a small pond with seating area. The grounds are well maintained

Garage En Bloc

Single garage, parking to the front



Ground Floor

Approx. 71.3 sq. metres (767.3 sq. feet)



Total area: approx. 71.3 sq. metres (767.3 sq. feet)

This plan is for illustration purposes only and should not be relied upon as a statement of fact

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		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		

www.hawkesford.co.uk t: 01926 430 553 f: 01926 430538 e: leamington@hawkesford.co.uk