



43 Jackson Road, Rugby, CV21 4LS

Guide price £210,000





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# 43 Jackson Road

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- Hillmorton Village
- Scope to Improve
- First Floor Bathroom
- Vacant Before Completion
- Walking distance to Schools
- Three Bedrooms
- Open Plan Living/Dining
- No Onward Chain
- Walking distance to Shops/Restaurants
- EPC Rating D

Looking for a home in Hillmorton? Wanting a fantastic family home with easy access to all Rugby's most popular schools?

Welcome to Jackson Road!

This 3 bedroom house is situated off Featherbed Lane, within easy walking distance of Hillmorton village, Paddox and Abbots Farm for a collection of shops, takeaway restaurants, and pubs.



## Entrance Hall

Living Room 12'1 x 11'11 (3.68m x 3.63m)

Dining Room 10'3 x 8'4 (3.12m x 2.54m)

Kitchen 10'4 x 8'2 (3.15m x 2.49m)

Landing

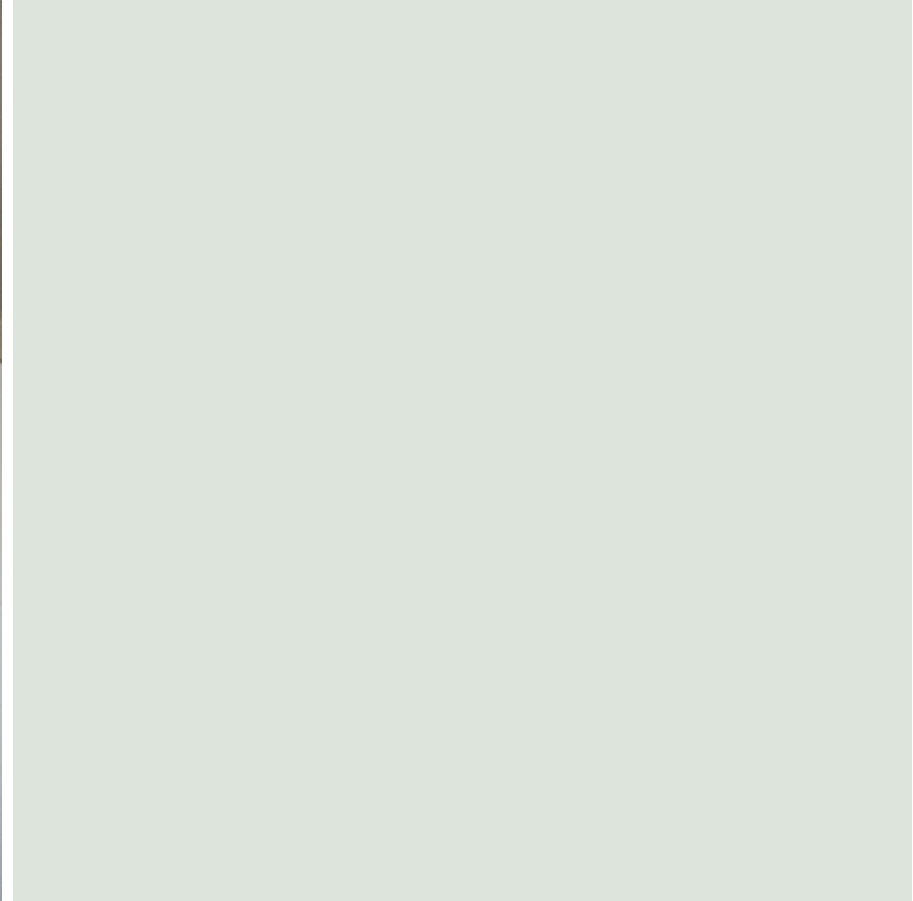
Bathroom 7'4 x 5'11 (2.24m x 1.80m)

Bedroom 1 12'8 x 10'5 (3.86m x 3.18m)

Bedroom 2 12'6 x 8'11 (3.81m x 2.72m)

Bedroom 3 9'9 x 8'11 (2.97m x 2.72m)

Note from the Agents



The property itself comprises of; an entrance hall, an open plan living/dining room, a kitchen, two double bedrooms, a single bedroom, and a family bathroom.

The home has front and rear gardens, with the front being a great option to turn into off road parking subject to the council's approval. To the rear of the property there is also scope for further extension and redevelopment subject to planning permission.

The home comes with no onward chain, and will be vacant before completion.

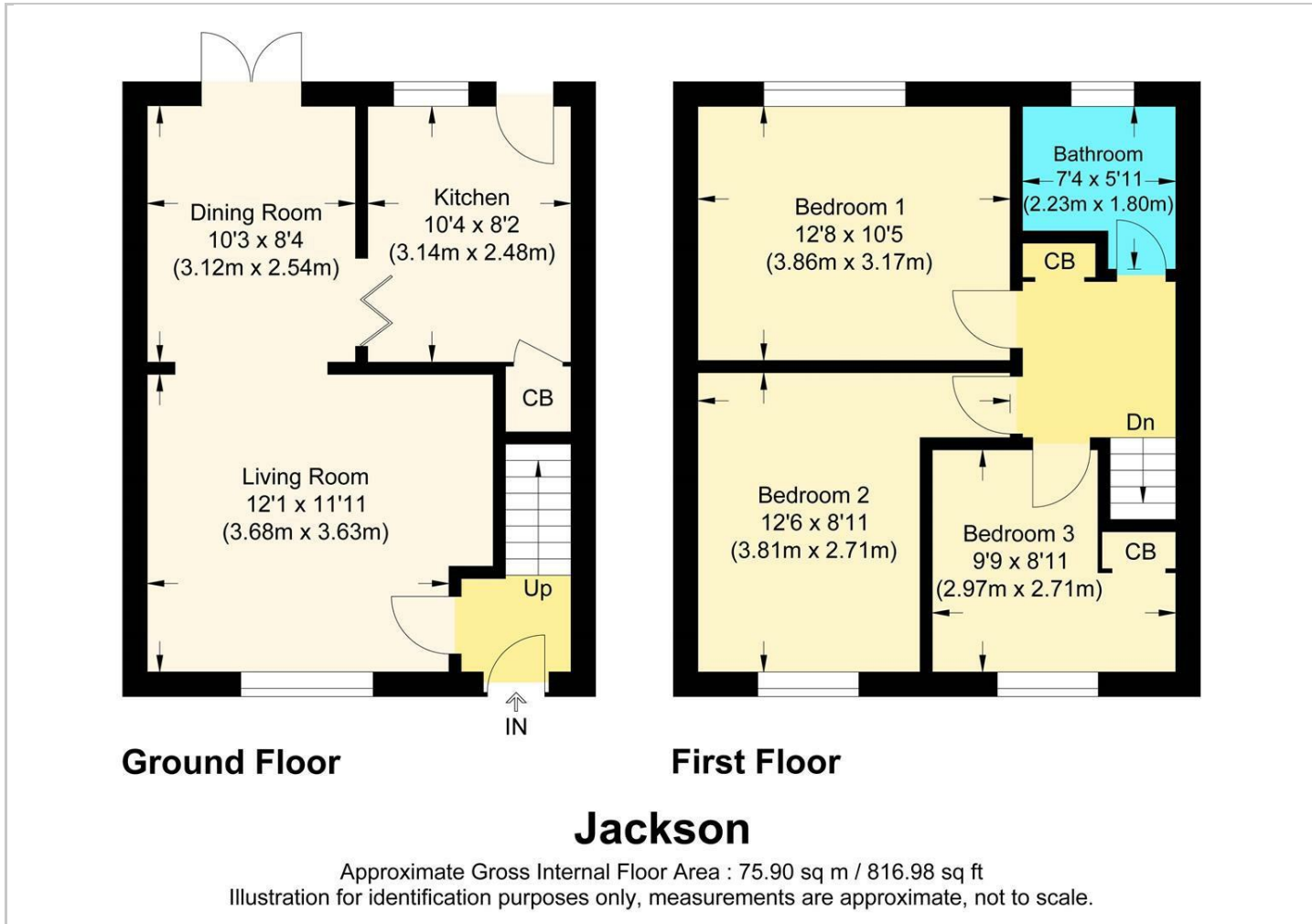
Schooling in Rugby is very good, with this home being an easy walk from from Ashlawn Secondary School, which has a grammar stream, along with being easy to access the other grammar schools, Lawrence Sheriff School & Rugby High School. There also a selection of easily accessible private schools too, with Rugby School and Princethorpe College both being within a short drive of this home.

For more information, or to organise a viewing, call Shires & Co Estate Agents.





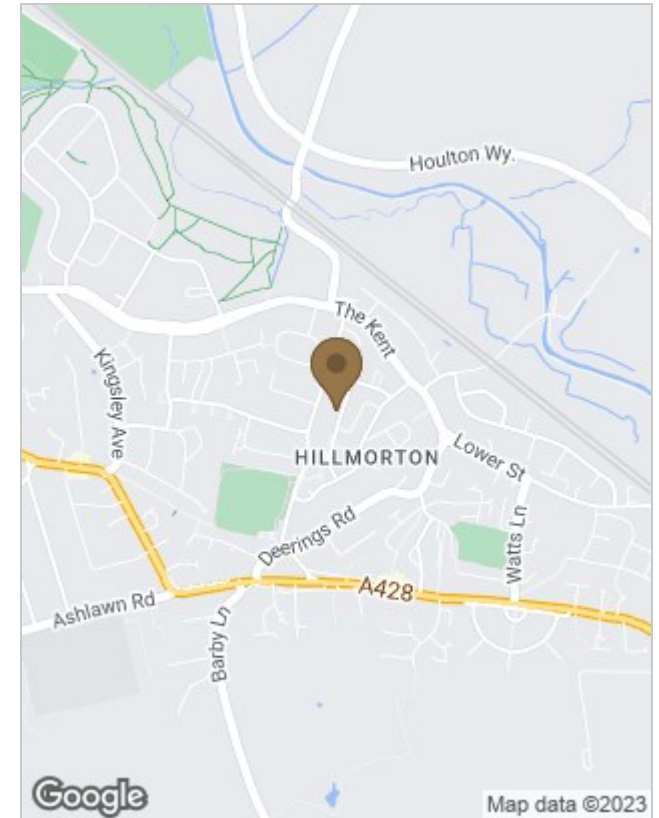
## Floor Plans



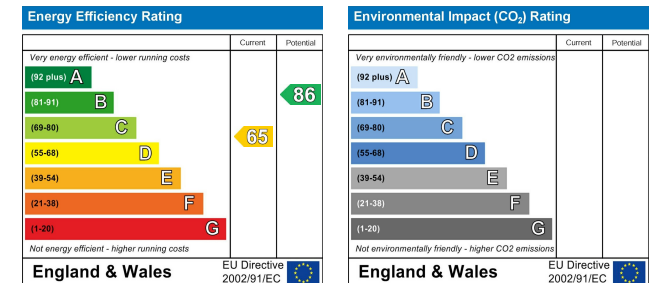
## Viewing

Please contact our Rugby Office on 01788 726726 if you wish to arrange a viewing appointment for this property or require further information.

## Location Map



## Energy Performance Graph



The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.