



**RED LANE, BURTON GREEN, CV8**  
£2,300 per month\*

**Carter Jonas**

---

# RED LANE, BURTON GREEN, KENILWORTH, CV8 1PF

An attractive 4 bedroom, semi-detached period property situated in a popular residential area.

- 4 Bedrooms
- 2 Bathrooms
- 2 Receptions
- Dining Room
- Kitchen
- Study
- Cloakroom
- Garage
- Off-street parking

## THE PROPERTY

Accommodation comprises - Ground Floor: Entrance Hall, Sitting Room, Study, Dining Room, Living Room, Kitchen and Utility. First Floor: Four bedrooms (master with en suite shower room) and Bathroom.

Externally - There is a single detached garage, two timber summerhouses, one of which is in poor condition. The property is approached from Cromwell Lane via double gates leading to a gravelled driveway with parking for approximately three cars. There is a lawned garden to the front of the property and paved patio to the rear.

No access to Loft. No white goods. Mains gas, electricity, water and drainage. Gas Central Heating. Flood Risk - Low.

Internet & Mobile: Further information on availability and speeds can be found at [checker.ofcom.org.uk](http://checker.ofcom.org.uk)

Available unfurnished from early April 2025 for an initial 12 month term.

EPC Rating D. Council Tax Band E (please see Warwickshire District Council Website for current cost)

At a rent of £2,300 per calendar month

Holding deposit of 1 week's rent £530

Security deposit of 5 weeks rent £2,653



---

## **ADDITIONAL INFORMATION**

Offers Available for an initial 12 month term

Viewing Strictly by appointment

Local Authority Warwick District Council - Council Tax Band E

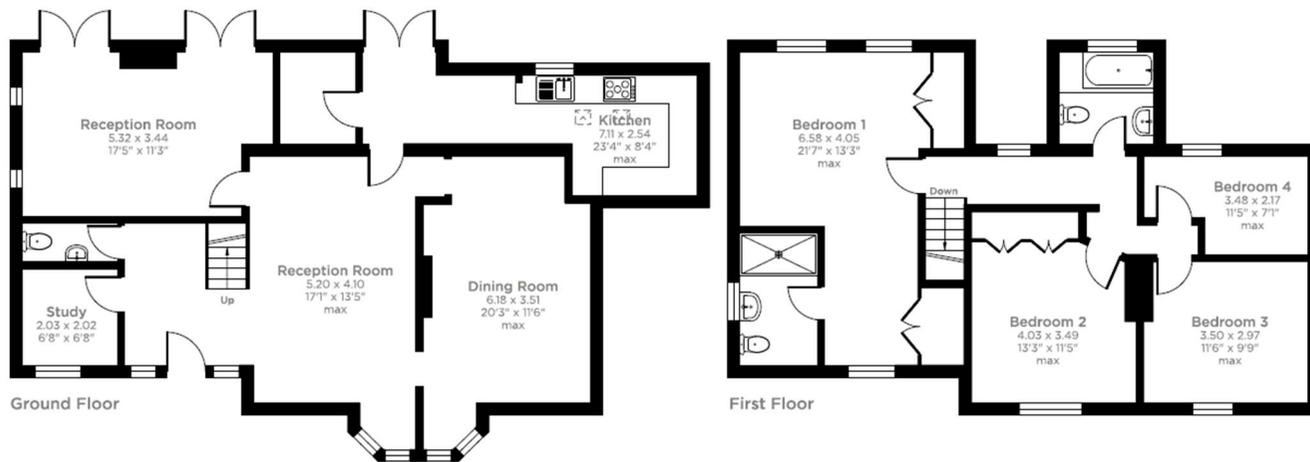
---



# Cornerways, Burton Green, Warwickshire, United Kingdom, Coventry , CV8

Approximate Area = 1775 sq ft / 164.9 sq m

For identification only - Not to scale



### IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer or contract or part of one. Carter Jonas or anyone in their employment has made every attempt to ensure that the particulars and other information provided are as accurate as possible and they are not intended to amount to advice on which you should rely as being factually accurate. Full information which may be relevant to your decision regarding the property can be found on the property listing on carterjonas.co.uk or a separately available material information sheet, and we would advise you to confirm the details of any material information prior to any offer being submitted. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas has not tested any services, facilities, or equipment. Any measurements and distances given are approximate only. Where Carter Jonas has been provided with a floorplan by a third party, we cannot guarantee that the floorplan has been measured in accordance with IPMS. Purchasers or prospective tenants must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included; these are confirmed in a separate inventory. If you require further information, please contact us. \*Administration fees may apply depending on tenancy type. Please contact your local branch for this information.

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrichecom 2025. Produced for Carter Jonas. REF: 1253009

T: 01865 511444

Mayfield House, 256 Banbury Road, Oxford, Oxfordshire, OX2 7DE

E: oxfordresilettings@carterjonas.co.uk

A member of



Exclusive UK affiliate of

**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE

Classification L2 - Business Data