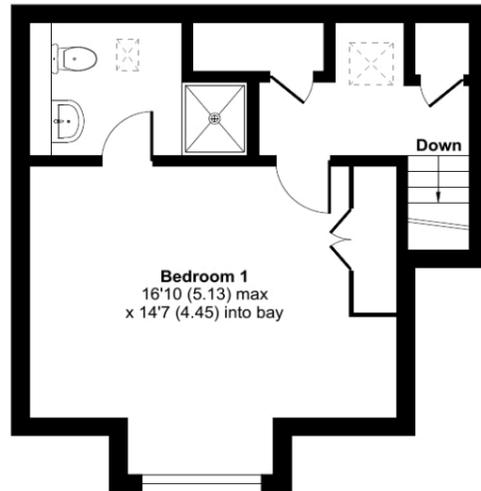
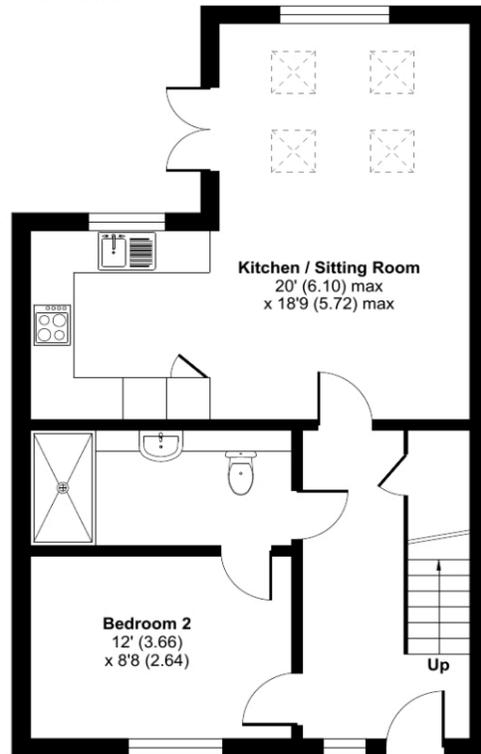


Polo Drive, Cawston, Rugby, CV22

Approximate Area = 971 sq ft / 90.2 sq m
For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



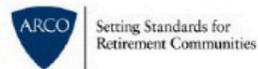
Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Retirement Villages. REF: 1062683

Talk to the team today to find out more:

01788 211 799

LimeTreeVillageSales@retirementvillages.co.uk

Lime Tree Village
Cawston
Warwickshire
CV22 7YW



A welcoming community that puts wellbeing & lifestyle first.

RETIREMENT VILLAGES



12 Polo Drive

A two bed cottage with two bathrooms. en suite to ground floor study.. Fitted with later living in mind. Available July 25

£2,850
Monthly inclusive charge



Cottage 2 Bedrooms 2 Bathrooms

Key features:

- Two Bedroom Cottage
- Ensuite to ground floor
- Fully fitted Kitchen
- EPC Rating: B



Lime Tree Village is a beautiful community where wellbeing, active lives and nature collide..

Packed full of amenities and features:

- Edwardian Cawston House
- Stunning grounds and allotments
- Restaurant and small convenience store
- Residents' Bar and Sunroom
- Snooker room and wellbeing centre

Lime Tree Village is situated midway between Dunchurch and Bilton. With our own walkway into the very well serviced village of Bilton, you have easy access to shops, a Post Office, cafés, and great pubs. Rugby, Coventry, and Birmingham are within easy reach if you need to get your fix of shopping, fine dining and exploring.



Two-bedroom cottage at just under 1000sqft across two floors. The master suite with plenty of storage takes up the entire first floor, downstairs is a secondary double bedroom with en-suite shower room perfect for guests or those preferring level access on one floor. A real feature of this model is the living room with vaulted ceiling and skylights making the space lovely and bright, a modern kitchen with integrated appliances is situated off the living space. All cottages have the added bonus of a private patio off the living room which opens directly onto communal gardens maintained by the village team. Located within a short walk from the main clubhouse for village facilities including reception, restaurant, activity centre and residents bar. Tenure: Leasehold

Tenure: Leasehold