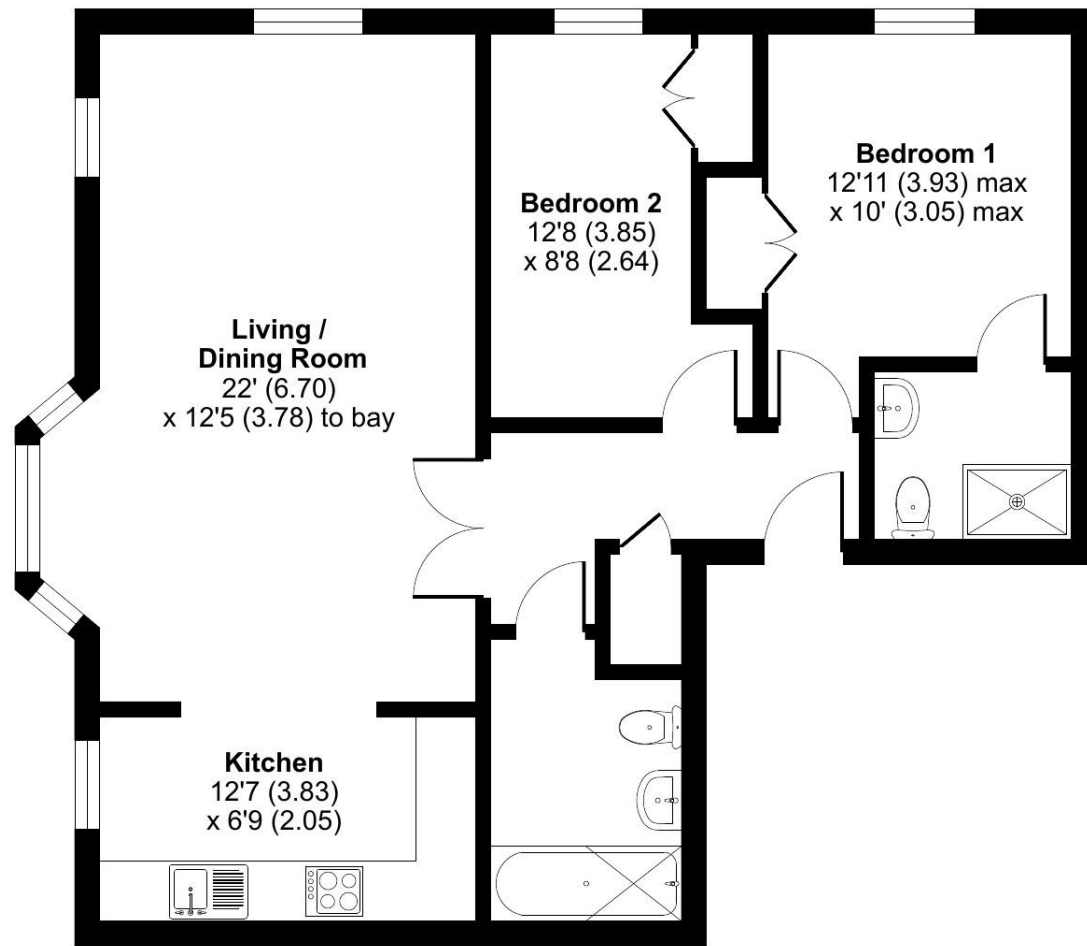


## Lime Tree Village, Cawston, Rugby, CV22

Approximate Area = 787 sq ft / 73.1 sq m

For identification only - Not to scale



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ncheom 2025. Produced for Retirement Security Limited. REF: 1349587

Talk to the team today to find out more:

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Retirement Villages  
Rugby  
Warwickshire  
CV22 7SA



# Lime Tree Village

RETIREMENT  
VILLAGES

*A buzzing, friendly community in a stunning setting*



## 18 Streeton House

*This well-presented two-bedroom, two-bathroom first floor apartment is ideally located in the sought-after Lime Tree Retirement Village, just a short stroll from Bilton village along the exclusive pedestrian walkway.*

**£175,000**

Other charges apply

**Leasehold**



2 Bedrooms



2 Bathrooms



Apartment

*Key features:*

- Close to Clubhouse & activities
- Easy access to Bilton via exclusive pedestrian access
- 1<sup>st</sup> floor apartment serviced by lift
- EPC Rating: B



This well-presented two-bedroom, two-bathroom ground floor apartment is ideally located in the sought-after Lime Tree Retirement Village, just a short stroll from Bilton village along the exclusive pedestrian walkway.

The property is conveniently positioned close to the village clubhouse and its many amenities, with nearby parking and the added benefit of a lift serving the building. Inside, a surprisingly spacious lounge/dining room with a bright bay window flows into the modern open-plan kitchen which includes AEG dishwasher, double oven, and Electrolux fridge/freezer and washer/dryer, creating an inviting living space. A central hallway leads to the bedrooms and front door.

- Principal bedroom: complete with fitted wardrobes and an ensuite shower room
- Second bedroom: a generous single with fitted wardrobes
- Second bathroom: located off the hallway for guests and everyday use

This apartment combines comfort, practicality, and community living in a highly desirable setting.

These images have been virtually staged to demonstrate the apartments potential as a home. The furnishings and decor shown are for illustrative purposes only.

# 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
- A packed calendar of daily events
- Pets are more than welcome!

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.

