



Rochester Close, Nuneaton, CV11 5XL

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

Property Description

*** EXTENDED LEASE AND NO UPWARD CHAIN *** Here is an exciting opportunity to acquire this modern, ground floor maisonette occupying a small cul de sac location just off Kenilworth Drive on the popular Weavers Green area close to the town centre.

The property would make an excellent first time or rental investment with electric heating system, upvc double glazing, parking to the rear and has been recently upgraded to include newly fitted kitchen with built in oven and hob, new carpets, full redecoration and an early viewing is recommended.

Briefly comprising: entrance hall, lounge, inner hall, newly fitted modern kitchen, double bedroom and bathroom. Parking and store. EPC RATING D.





Key Features

- Ground floor maisonette
- Tucked away location
- Small cul de sac / popular area
- Improved & well presented
- New kitchen, flooring & decoration
- Parking to rear
- No onward chain
- EPC RATING D

£99,950

EPC Rating - D

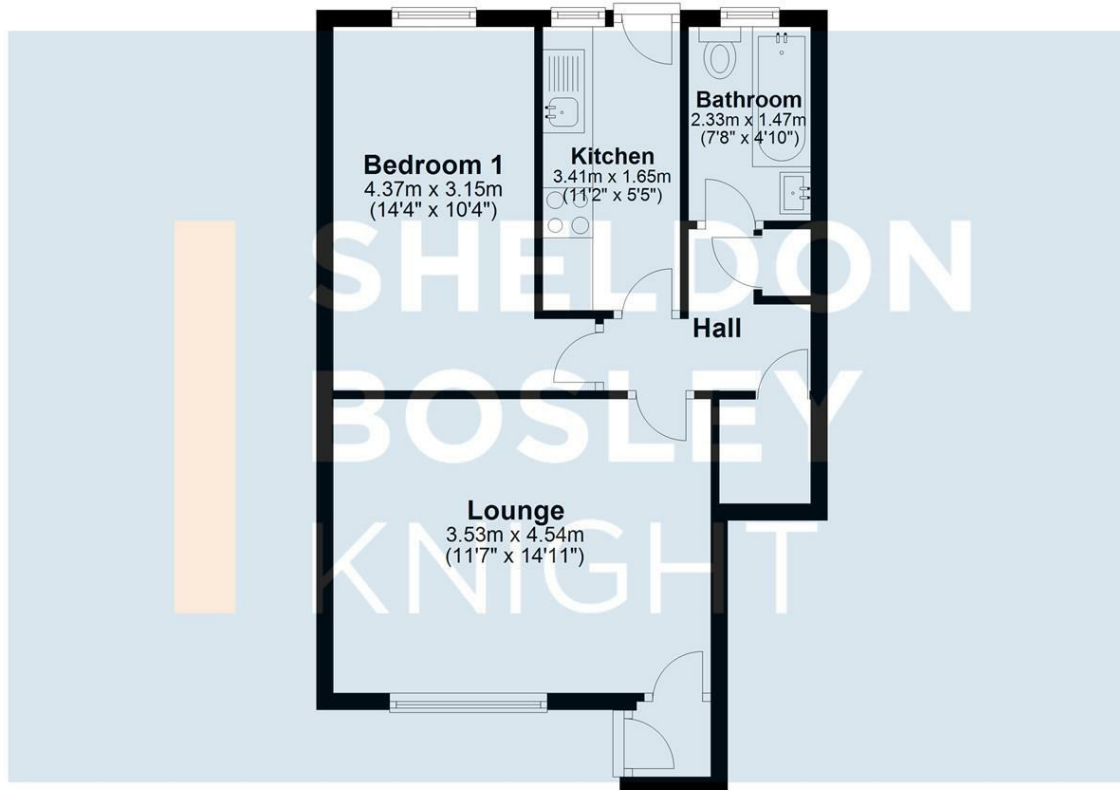
Tenure - Leasehold

Council Tax Band - A

Local Authority -
Nuneaton and Bedworth Borough
Council

Ground Floor

Approx. 44.1 sq. metres (474.2 sq. feet)



Total area: approx. 44.1 sq. metres (474.2 sq. feet)

All efforts have been made to ensure that the measurements on this floorplan are accurate however these are for guidance purposes only.
Plan produced using PlanUp.

We routinely refer clients to both our recommended Legal Firm and a panel of Financial Services Providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee