



3 Bedroom Bungalow - Detached
located on Ribblesdale Avenue,
Hinckley
£340,000

UP Estates



£340,000

- THREE-BEDROOM DETACHED BUNGALOW
- NO UPWARD CHAIN
- BACKS DIRECTLY ONTO COPPICE WALK
- SPACIOUS LIVING ROOM & KITCHEN/DINER
- MODERN SHOWER ROOM
- GARAGE WITH POWER & MULTI-VEHICLE DRIVEWAY
- WELL-MAINTAINED FRONT & REAR GARDENS
- EXCELLENT POTENTIAL TO EXTEND (STPP)

THREE-BEDROOM DETACHED BUNGALOW | BACKING ONTO COPPICE WALK | NO UPWARD CHAIN | DRIVEWAY & GARAGE | GREAT POTENTIAL TO EXTEND

Located in a quiet, established part of Hinckley, this well-presented three-bedroom detached bungalow on Ribblesdale Avenue enjoys a peaceful setting directly backing onto the scenic Coppice Walk. Offered with no upward chain, the property presents an excellent opportunity for downsizers, families, or buyers seeking future potential.

Inside, the accommodation includes a spacious living room, a kitchen/diner, three good-sized bedrooms, and a modern shower room. While move-in ready, there's great scope to extend or reconfigure (subject to permissions). Outside, the home benefits from a private rear garden, a garage with power, and a driveway for several vehicles.

This location offers easy access to local shops and amenities, and is well placed for access to Hinckley town centre, local schools, transport links via the A47 and A5, and scenic walking routes including Burbage Common & Woods nearby.

A flexible and well-positioned bungalow in a desirable setting — viewing is highly recommended.

IMPORTANT NOTE TO PURCHASERS

Intending purchasers will be asked to produce identification documentation for Anti Money Laundering Regulations at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given.

All measurements have been taken as a guide to prospective buyers only and are not precise. Please be advised that some of the particulars may be awaiting





vendor approval. If you require clarification or further information on any points, please contact us, especially if you are traveling some distance to view.

All fixtures and fittings ultimately are to be agreed with the seller via the fixtures and fittings form which will then form part of a legal contract through the conveyances and as the marketing estate agent none of our particulars or conversations are legally binding, only the legal solicitor paperwork.

Up Estates has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.





Ribblesdale Avenue, Hinckley





Total Area: 86.9 m² ... 935 ft²

All measurements are approximate and for display purposes only

CONTACT

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