



Nuneaton Road, Bulkington, CV12 9QN

**Loveitts**

PART OF | SHELDON BOSLEY KNIGHT



# Property Description

This extended traditional semi detached house briefly accommodates entrance hall with a walk in cloaks cupboard and staircase to the first floor landing. The lounge has a feature Adams style fire place with incorporated coal effect gas fire and a PVCu double glazed by window. The sitting room opens into the extended dining room which has PVCu double glazed patio doors to the rear garden and a open archway which leads to the kitchen which has a range of shaker style units with integrated electric hob and oven housing unit with incorporated electric double oven.

The first floor landing has a cupboard housing the Worcester gas boiler and provides access to the three bedrooms and bathroom which has a white coloured suite comprising a cast iron bath with electric shower unit above, pedestal hand wash basin and a low level W.C. The property also benefits from gas central heating where specified and PVCu double glazing.

Outside the front garden is laid to lawn with shrub and tree borders. There is also a tarmacadam driveway providing off road parking for vehicles. The rear garden is laid mainly to lawn with established shrub and tree borders, paved patio, greenhouse, storage shed and enclosed by fencing.

Internal viewing is highly recommended to fully appreciate the spacious accommodation on offer which would make an ideal family home.









Total floor area 90.8 m<sup>2</sup> (977 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

## Key Features

- Extended Traditional Semi Detached
- Lounge With Bay Window
- Spacious Sitting Room
- Extended Dining Room
- Kitchen With Hob & Oven
- Three Bedrooms
- Bathroom
- Gas Central Heating Where Specified
- PVCu Double Glazing
- Established Gardens & Driveway For Vehicles

**Reduced**  
**£245,000**

EPC Rating - D

Tenure - Freehold

Council Tax Band - C

Local Authority -

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