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Sherbourne Avenue, Nuneaton, CV10 9JH

Property Description

This much improved and well presented semi detached family home offers fabulous accommodation throughout briefly comprising PVCu double glazed storm porch with access to the entrance hall which has a cloaks cupboard and staircase to the first floor. The lounge has a fire surround with marble style back and heath with incorporated coal effect gas fire. The spacious dining kitchen has a range of modern shaker style units with incorporated five ring gas hob with extractor hood above, electric oven and integrated dishwasher. The dining area also have a range of matching shaker style units with PVCu double glazed French doors leading to the fabulous Victorian Style conservatory. Utility room having space for a washing machine, tumble dryer and for further appliances, wall mounted combination boiler and PVCu double glazed side door.

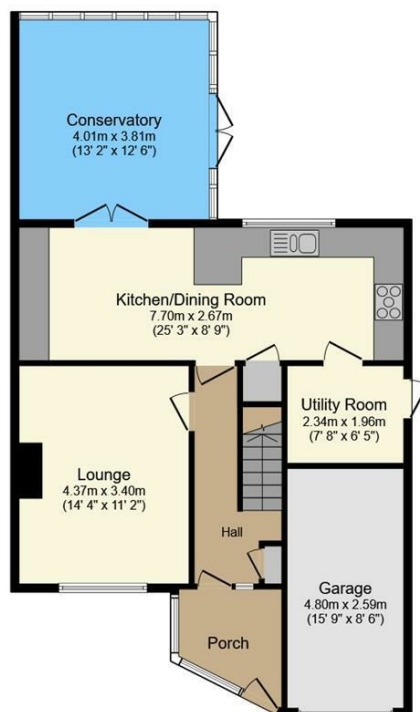
The first floor landing provides access to the loft via a pull down ladder and panelled doors which provide access to the four bedrooms with the master bedroom having a range of wardrobes to the full length of the room. Modern family bathroom having a double shower cubicle with a shower unit and a modern white coloured suite comprises a panelled bath with mixer tap shower attachment, vanity unit with incorporated hand wash basin and low level W.C. The property also benefits from gas central heating and PVCu double glazing.

Outside the frontage is laid to tarmac hardstanding providing off road parking for vehicles and leads to the half integral garage. The easy to maintain rear garden is laid mainly to peddle stone with shrub borders and extensive decking area. The garden is enclosed by fencing with path to the side elevation leading to a gate which provides access to the front of the property.

Internal viewing is highly recommended to fully appreciate the spacious and much improved accommodation being offered for sale.







Ground Floor

Floor area 80.9 m² (870 sq.ft.)



First Floor

Floor area 54.9 m² (591 sq.ft.)

TOTAL: 135.8 m² (1,461 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Key Features

- Much Improved Semi Detached House
- Spacious Lounge
- Superb Dining Kitchen With Integrated Hob & Oven
- Utility Room
- Fabulous Conservatory
- Four Good Size Bedrooms
- Modern Bathroom Suite & Shower Cubicle
- GFCH & PVCu Double Glazing
- Easy To Maintain Garden
- Garage & Hardstanding For Vehicles

£279,950

EPC Rating - D

Tenure - Freehold

Council Tax Band - C

Local Authority -

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