



Hickman Road, Nuneaton, CV10 9NQ

**Loveitts**

PART OF | SHELDON BOSLEY KNIGHT

# Property Description

This spacious mid terrace property briefly accommodates lounge with a feature fire place with incorporated pebble stone effect electric convector fire and wooden style flooring. Dining room having staircase to the first floor with storage cupboard beneath, wooden style flooring and PVCu double glazed patio doors to the rear garden.

The kitchen has a range of beechwood style units with worksurface having incorporated single stainless steel sink unit, and gas cooker point with a canopy extractor hood above. The ground floor bathroom has a white coloured suite comprising panelled bath with electric shower unit above, pedestal hand wash basin and a low level W.C.

First floor landing provides access to the three good size bedrooms with the main bedroom having a built in cupboard. The property also benefits from gas central heating and PVCu double glazing.

Outside the frontage is paved and enclosed by a wall with incorporated gate. The rear garden is laid to stone chippings with a paved patio area and a further section of overgrown garden located to the rear of the garden.

The property would make an ideal first time buy or Investment purchase and internal viewing is recommended.





# Key Features

- Mid Terrace House
- Lounge
- Dining Room
- Kitchen With Beechwood Style Units
- Ground Floor Bathroom
- Three Bedrooms
- GFCH & PVCu Double Glazing
- Enclosed Frontage
- Rear Garden
- Ideal First Time Buy Or Investment Buy

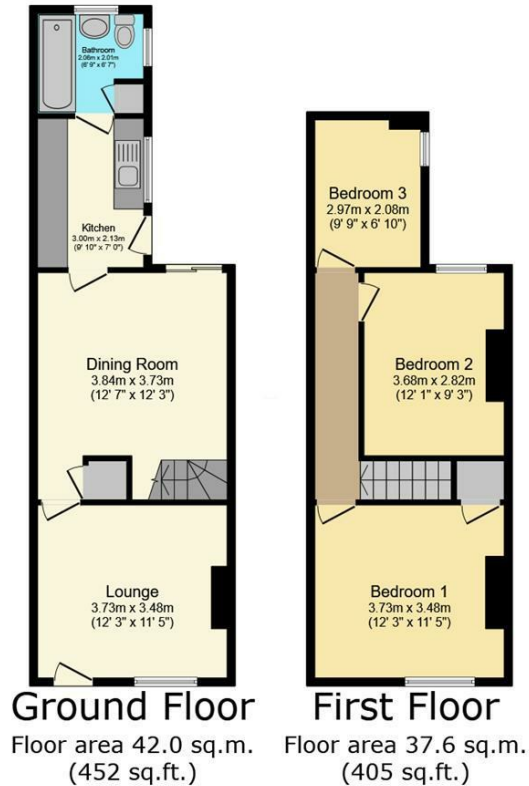
**£175,000**

EPC Rating - D

Tenure - Freehold

Council Tax Band - A

Local Authority -



TOTAL: 79.6 sq.m. (857 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](http://www.Propertybox.io)

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