



Edward Street, Nuneaton, CV11 5RU

Loveitts

PART OF | SHELDON BOSLEY KNIGHT

Property Description

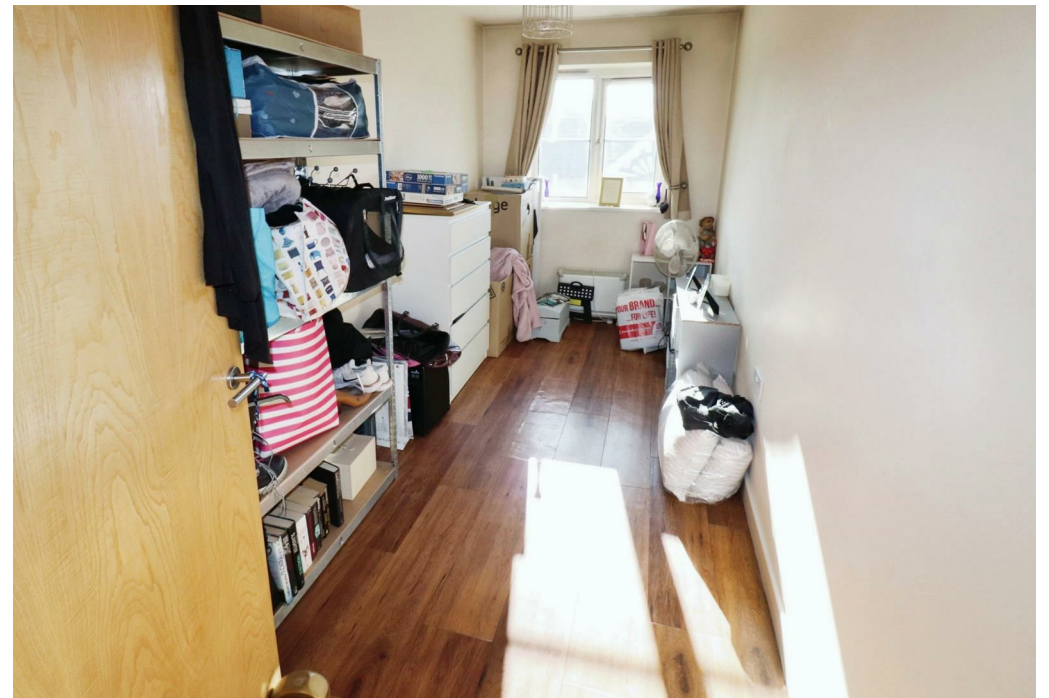
INVESTOR LANDLORDS ONLY This purpose built second floor apartment is located within walking distance of the town centre, bus/train stations and George Eliot Hospital making this apartment an ideal investment buy.

In brief the accommodation comprises communal entrance access via intercom system with staircase to the second floor. The spacious apartment comprises entrance hall with storage cupboard and leads to the spacious lounge/dining room with a PVCu double glazed bay window, wooden style flooring and open archway leading to the fitted kitchen which has a range of beechwood style units with incorporated electric hob, oven and canopy extractor hood. There are also integrated appliances which include a washer/dryer and refrigerator.

Two bedrooms with wooden style flooring with the master bedroom having an en suite shower room which comprises a corner shower cubicle, pedestal hand wash basin and a low level W.C. The bathroom has a modern white coloured suite comprising panelled bath, pedestal hand wash basin and a low level W.C. The property benefits from electric under floor heating and PVCu double glazing. Outside there are electric gates providing access to the parking area to the rear with the property having one allocated parking space.

The property is being offered for sale to investor landlords only as the current tenant will be staying in the property currently paying rent of £600 PCM. To arrange a viewing and ask any further questions please contact Loveitts Estate Agents.







Floor Plan

Floor area 77.2 m² (831 sq.ft.)

TOTAL: 77.2 m² (831 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

- Second Floor Apartment
- Spacious Lounge/Dining Room
- Fitted Kitchen With Appliances
- Two Bedrooms
- En Suite Shower Room
- Bathroom With Modern Suite
- Electric Under Floor Heating
- PVCu Double Glazing
- One Allocated Parking Space
- Investor Landlords Only

£115,000

EPC Rating - D

Tenure - Leasehold

Council Tax Band - A

Local Authority -

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