



Peake Avenue, Nuneaton, CV11 6DW

Loveitts

PART OF | SHELDON BOSLEY KNIGHT

# Property Description

This much improved and extended detached bungalow is located on the highly sought after St Nicolas Park development and is also in the Higham Lane School catchment area.

In brief the spacious accommodation comprises entrance hall with access to the loft and provides access to the fabulous spacious open plan lounge/dining/kitchen. The lounge/dining area has PVCu double glazed French doors to the rear and wooden effect tiled flooring. The kitchen area has a range of modern shaker style cream coloured units with incorporated sink unit and integrated electric hob, double oven and dishwasher. There is also a utility area having a wall unit housing the Baxi combination boiler, plumbing for a washing machine and PVCu double glazed side door.

There are three good size bedrooms with the master bedroom having a en-suite shower room comprising a modern white coloured pedestal hand wash basin, low level W.C and a walking in shower cubicle with incorporated shower unit. There is also a family bathroom having a modern white coloured suite comprising a pedestal hand wash basin, low level W.C and panelled bath with shower unit above and screen. The property also benefits from mains gas central heating and PVCu double glazing.

Outside the frontage has been laid to stone and provides off road parking for vehicles. The rear garden is a good size plot and must be seen to appreciate the size. The garden is laid mainly to lawn and planted with shrubs and trees to the borders. There is also a paved patio seating area with a pergola and path to the side elevation leading to a storage area. The garden is enclosed by panelled fencing and to the rear of the garden there is a fabulous log cabin and store room which could be used for a number of different purposes including a home office, gym or games room.

Internal viewing is highly recommended to fully appreciate the spacious and well presented accommodation which is being offered for sale.

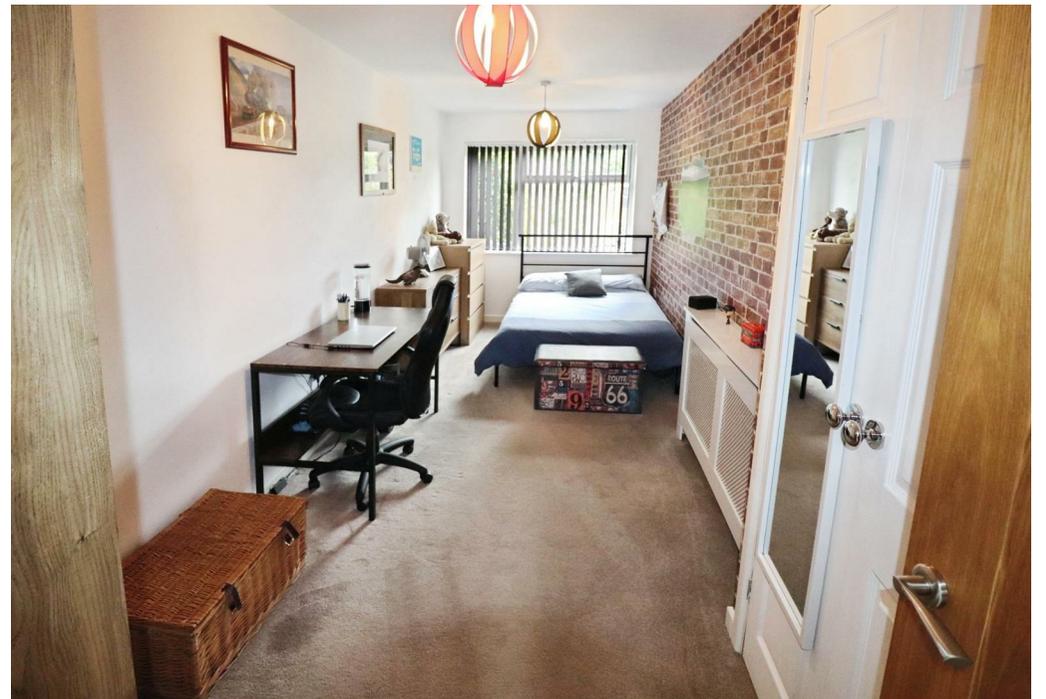
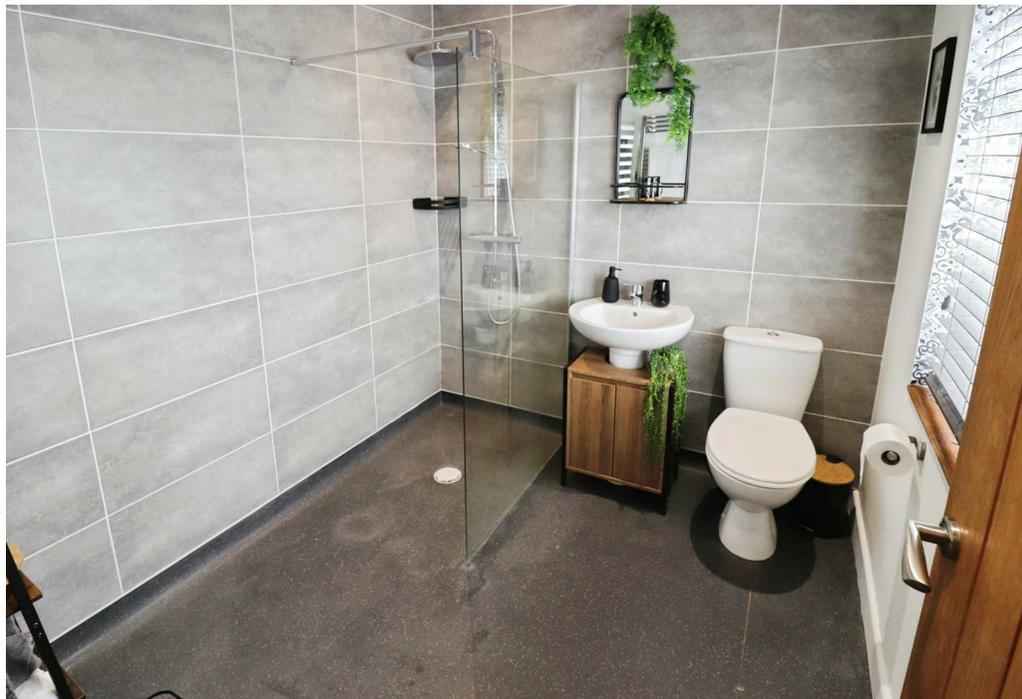




## Key Features

- Much Improved & Extended Detached Bungalow
- Entrance Hall
- Spacious Open Plan Lounge/Dining/Kitchen
- Fitted Modern Kitchen
- Spacious Lounge/Dining Area
- Three Good Size Bedrooms
- En Suite Shower Room
- Family Bathroom
- GFCH & PVCu Double Glazing
- Good Size Garden & Fabulous Log Cabin

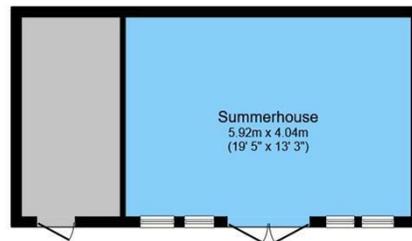
**£380,000**





**Floor Plan**

Floor area 99.6 sq.m. (1,072 sq.ft.)



**Outbuilding**

Floor area 33.1 sq.m. (356 sq.ft.)

Total floor area: 132.7 sq.m. (1,429 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



EPC Rating -

Tenure - Freehold

Council Tax Band - D

Local Authority  
Nuneaton & Bedworth

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on 024 7634 7676

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