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Marsdale Drive, Nuneaton, CV10 7DE

# Property Description

This modern mid terrace house is located in a cul-de-sac location and in brief comprises entrance porch with access to the breakfast kitchen which has a range of eye and base level beechwood style units, breakfast bar and also has an integrated gas hob and electric oven. Glazed French doors provide access to the spacious lounge which has a staircase to the first floor and PVCu double glazed French doors leading out onto the rear garden.

The first floor landing has a storage cupboard and provides access to the two bedrooms which both having built in wardrobes. The bathroom has a modern white coloured suite comprising panelled bath with shower unit above and screen, vanity unit with incorporated hand wash basin and W.C. The property also benefits from gas central heating and PVCu double glazing.

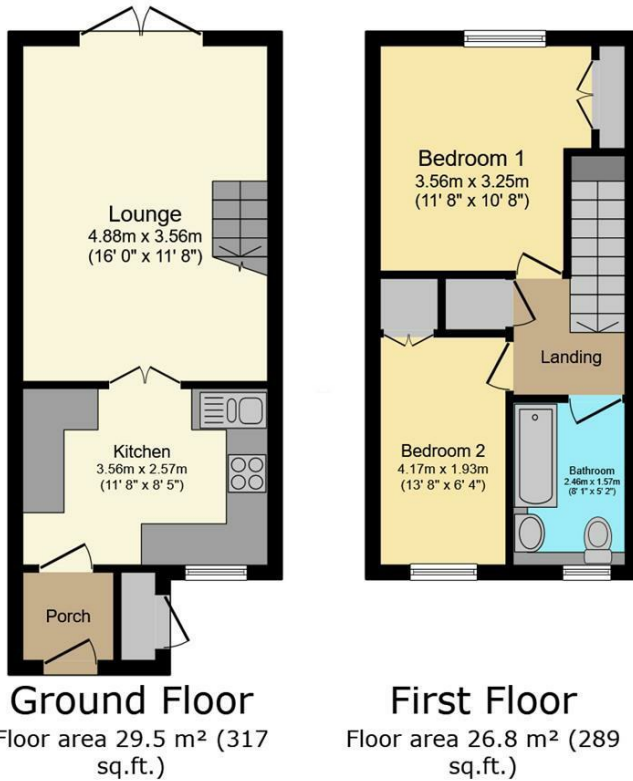
Outside the front garden is laid to lawn with a path to the front elevation which also leads to the outside storage cupboard housing the gas boiler. There is also a tarmac hardstanding to the front providing off road parking for two vehicles. The enclosed rear garden is laid to lawn with a timber shed and a paved patio area.

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





# Key Features



TOTAL: 56.3 m<sup>2</sup> (606 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)

**£185,000**

EPC Rating - C

Tenure - Freehold

Council Tax Band - B

Local Authority -

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