



96 Arbury Road, Nuneaton

Nuneaton

£189,950



**SHELDON  
BOSLEY  
KNIGHT**

LAND AND  
PROPERTY  
PROFESSIONALS



# 96 Arbury Road

Nuneaton, Nuneaton

Semi Detached House| Spacious Lounge| Dining Room| Breakfast Kitchen| Utility Room| Ground Floor Shower Room| Three Good Size Bedrooms| First Floor Bathroom| Easy To Maintain Garden| No Upward Chain

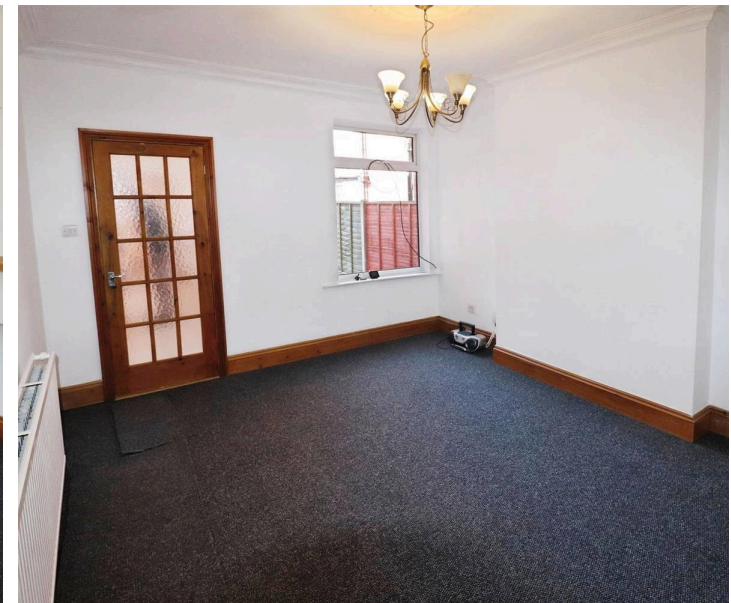
Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

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- Dining Room
- Breakfast Kitchen
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**Ground Floor**  
 Floor area 62.4 sq.m.  
 (672 sq.ft.)



**First Floor**  
 Floor area 52.7 sq.m.  
 (567 sq.ft.)

**Total floor area: 115.1 sq.m. (1,239 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)





## Sheldon Bosley Knight Nuneaton

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