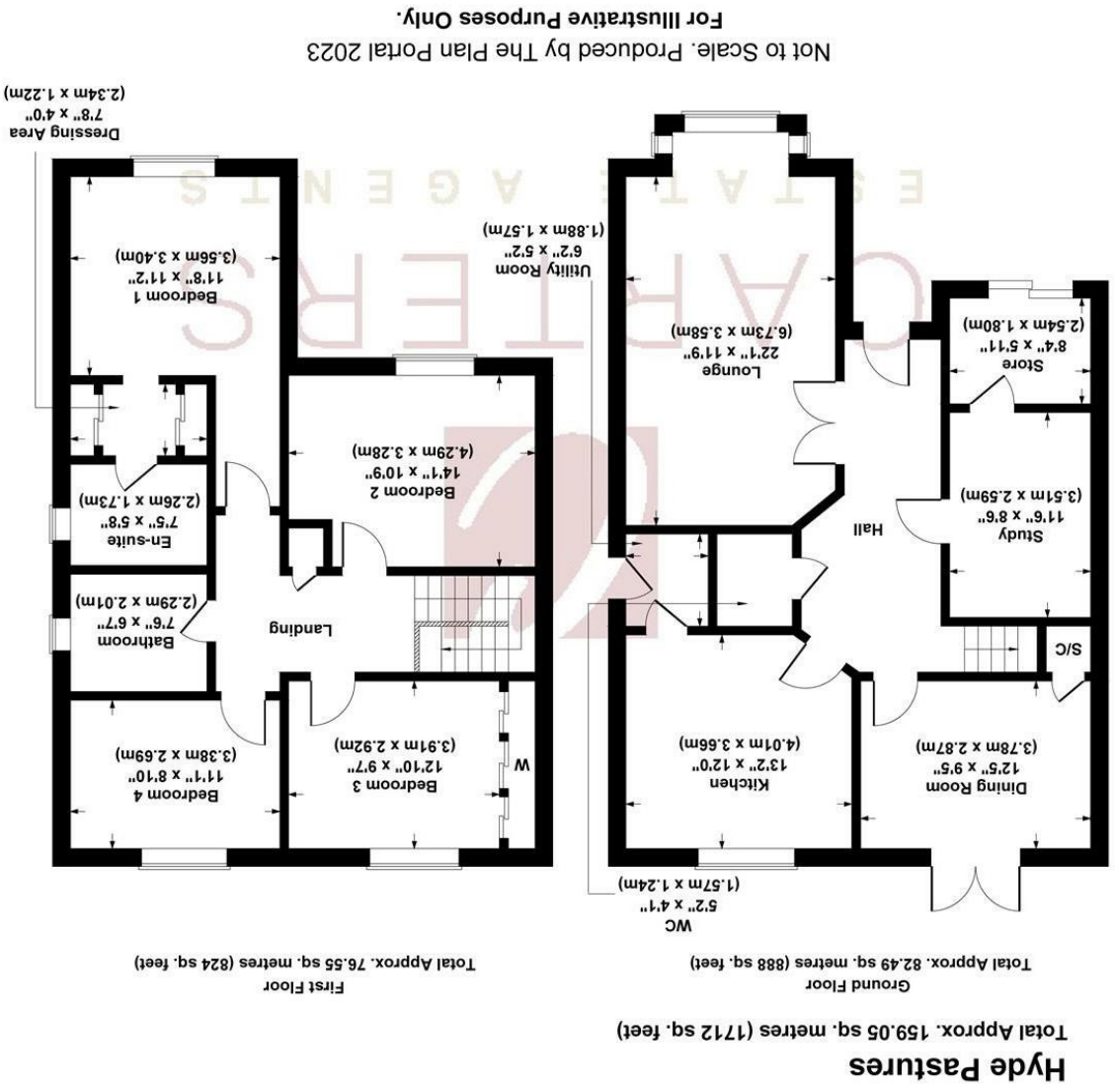




17 Hydes Pastures
 Nuneaton, CV10 0AQ
 Offers Over £400,000

4 2 2 C

Floor Plan



Not to Scale. Produced by The Plan Portal 2023
 For Illustrative Purposes Only.

Please contact our Nuneaton Office on 02476 388863
 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

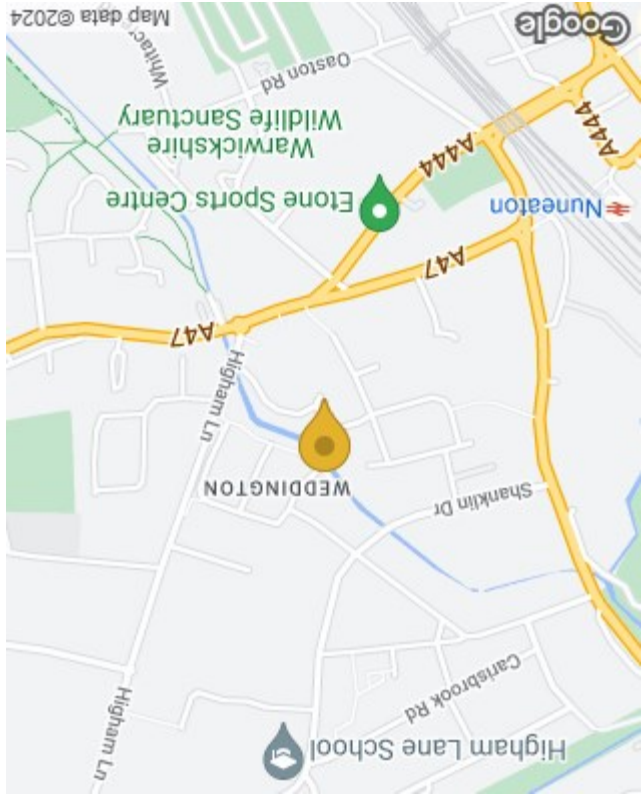
Energy Efficiency Rating	
Current	Potential
83	76

Energy Efficiency Rating Graph

Very energy efficient - lower running costs (92 plus)
 A (81-91)
 B (69-80)
 C (55-68)
 D (39-54)
 E (21-38)
 F (1-20)
 G (1-20)

Not energy efficient - higher running costs

EU Directive 2002/91/EC
 England & Wales



Area Map

17 Hydes Pastures

Nuneaton, CV10 0AQ

****SPACIOUS EXECUTIVE FAMILY DETACHED HOME**FOUR DOUBLE BEDROOMS**HIGHAM LANE CATCHMENT****

Carters are thrilled to present this deceptively spacious executive family detached residence, boasting four generously sized double bedrooms. Nestled at the quiet cul de sac's head, this property is conveniently located within walking distance of Nuneaton Town Centre, offering easy access to various amenities, bus and train stations as well being within the highly desirable Higham Lane School Catchment. The well-appointed accommodation comprises of a welcoming entrance hall that has double doors leading to a spacious lounge with a bay window that floods the space with natural light. The lovely kitchen is fitted with a range of modern units and contrasting work surfaces, complemented by built-in appliances, while an adjoining door leads to a practical utility room. An additional highlight is the separate dining room that features double French-style doors leading out to the rear patio and garden. A guest WC and a study, providing a perfect space to work from home, complete the ground floor. Moving to the first floor, the main bedroom incorporates a dressing area with built-in wardrobes that flow into a modern en-suite. Additionally, there are three more double bedrooms and a family bathroom, elegantly appointed with a modern white suite. To the front, a driveway provides off-road parking, while the fore garden and block-paved pathway create a charming entrance. The fenced lawn at the rear, accessed through a paved patio, offers a private space for relaxation and enjoyment. An internal viewing is highly recommended to fully appreciate the ample accommodation on offer.

Draft

[Full Description](#)

