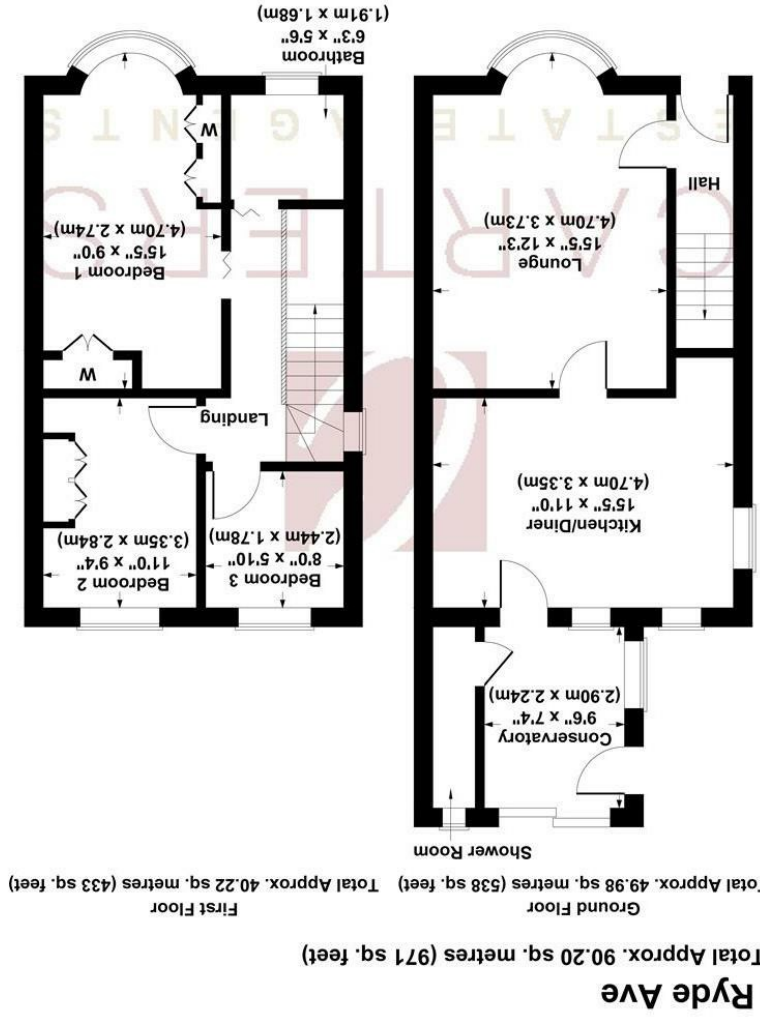


These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as 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.

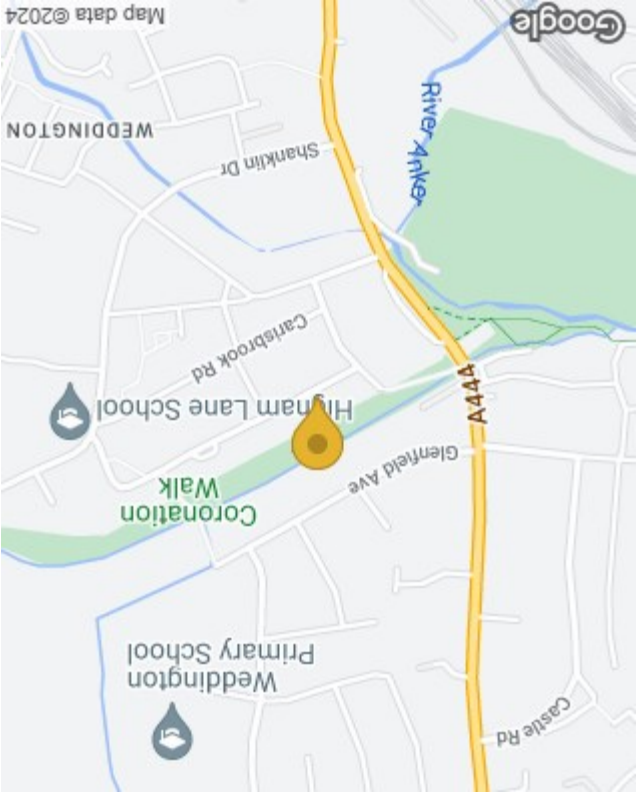
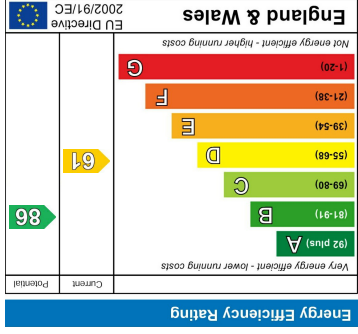
Please contact our Nuneaton Office on 02476 388863 if you wish to arrange a viewing appointment for this property or require further information.

Not to Scale. Produced by The Plan Portal 2024  
 For Illustrative Purposes Only.



Floor Plan

Energy Efficiency Graph



Area Map



10 Ryde Avenue  
 Nuneaton, CV10 0BW  
 £225,000



10 Ryde Avenue  
Nuneaton, CV10 0BW

**\*\*MODERNISATION  
REQUIRED\*\*CATCHMENT AREA  
OF HIGHAM LANE SCHOOL\*\***

Carters proudly presents this classic double bayed semi-detached residence, ideally situated in a prime location within walking distance to Nuneaton's vibrant town center, offering easy access to an array of amenities, as well as bus and train stations. Additionally, this property falls within the catchment area of the esteemed Higham Lane School, enhancing its appeal to families seeking quality education for their children.

Awaiting modernization, this property is offered with the added convenience of no upward chain, providing an excellent opportunity for buyers to imprint their own style and create their dream home.

Upon entry, you're greeted by an entrance hall leading to a spacious lounge featuring a bay window that floods the room with natural light. The open-plan kitchen/diner awaits, with a door leading to the conservatory, offering potential for further expansion and a seamless flow of indoor-outdoor living. Completing the ground floor is a recently fitted shower room, complete with WC, wash hand basin, and shower cubicle.

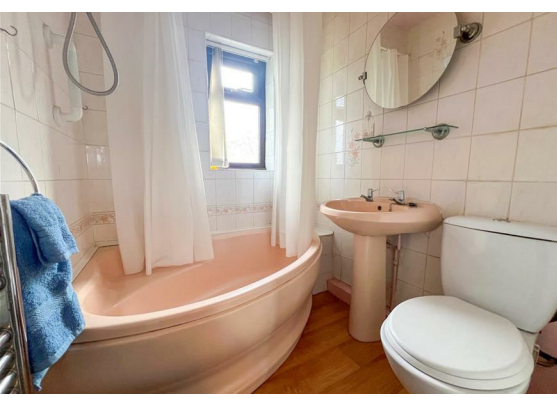
Ascending to the first floor, you'll



find the main bedroom adorned with a bay window and fitted wardrobes, alongside two additional bedrooms and a bathroom.

Externally, the property boasts a raised driveway and bed adorned with decorative chippings at the front, while the mature rear garden offers a serene retreat with its paved patio and pathway leading to the lawn.

With its immense potential and lack of upward chain, this property presents a rare opportunity for the discerning buyer to create their ideal home in a highly sought-after location. Viewing is highly recommended to fully appreciate the possibilities this property has to offer.



Draft.