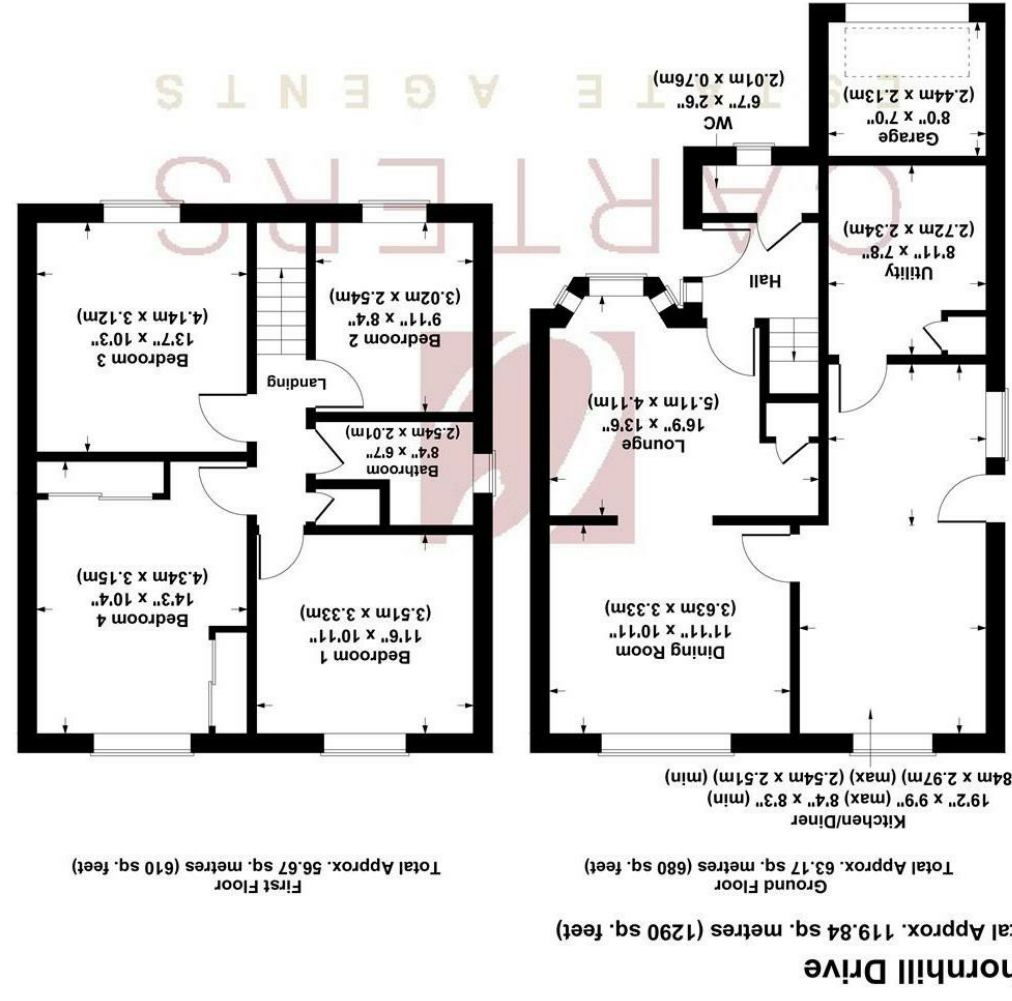


10 Thornhill Drive
Nuneaton, CV11 6TD
£343,000



Floor Plan



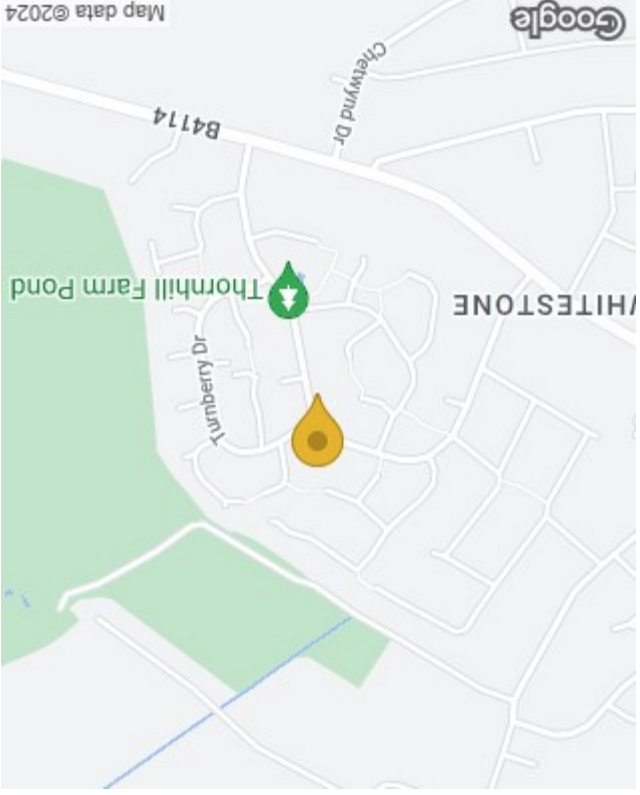
Not to Scale. Produced by The Plan Portal 2024
For Illustrative Purposes Only.

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
81	69
Very energy efficient - lower running costs	
A (92 plus)	
B (81-91)	
C (69-80)	
D (55-68)	
E (39-54)	
F (21-38)	
G (1-20)	
Not energy efficient - higher running costs	
EU Directive 2002/91/EC	
England & Wales	

Energy Efficiency Graph



Area Map

10 Thornhill Drive
Nuneaton, CV11 6TD

Nestled within the highly sought-after Thornhill development in Whitestone, this spacious four-bedroom detached property presents an unparalleled opportunity, offered for sale with the added benefit of No Upward Chain. Situated as the central residence within a trio of homes, this property has been lovingly maintained by its current owners for over four decades, boasting a rich history and a solid foundation.

This residence, while charming from the exterior, reveals its true potential upon entry, offering a deceptively expansive layout that invites creative redesign and modernisation. While some cosmetic updates may be desired, the property stands as a blank canvas awaiting the personal touch of its new owners, with ample space and versatile layout to accommodate a variety of lifestyle needs.

Step through the welcoming side entrance hall, where you're greeted by a convenient WC/guests cloak, setting the tone for the home's practical yet comfortable design. The spacious living room awaits, featuring a narchway that seamlessly connects to the separate dining room, both bathed in natural light streaming through the sliding patio doors that open onto the garden. The heart of the home lies in the spacious



breakfast kitchen, boasting a modern range of units and recently updated appliances, including a double oven installed just a year ago. Adjacent, the utility room, cleverly converted from part of the garage, offers additional functionality with plumbing for a washing machine.



Ascend to the first floor to discover four generously proportioned bedrooms, evenly distributed between the front and rear elevations, providing flexibility and privacy for the entire family. The main bedroom has a range of fitted wardrobes and is located to the rear elevation, the bedrooms share access to a modern shower room, complete with a luxurious double walk-in shower unit and a sink inset within a sleek vanity unit, offering both style and functionality.

