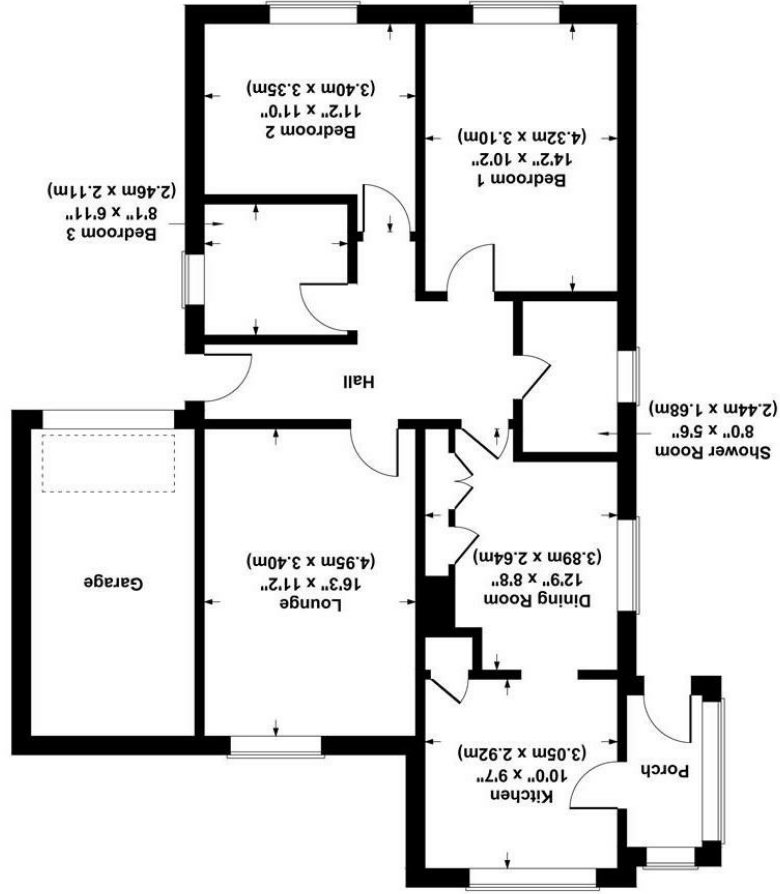


These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as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



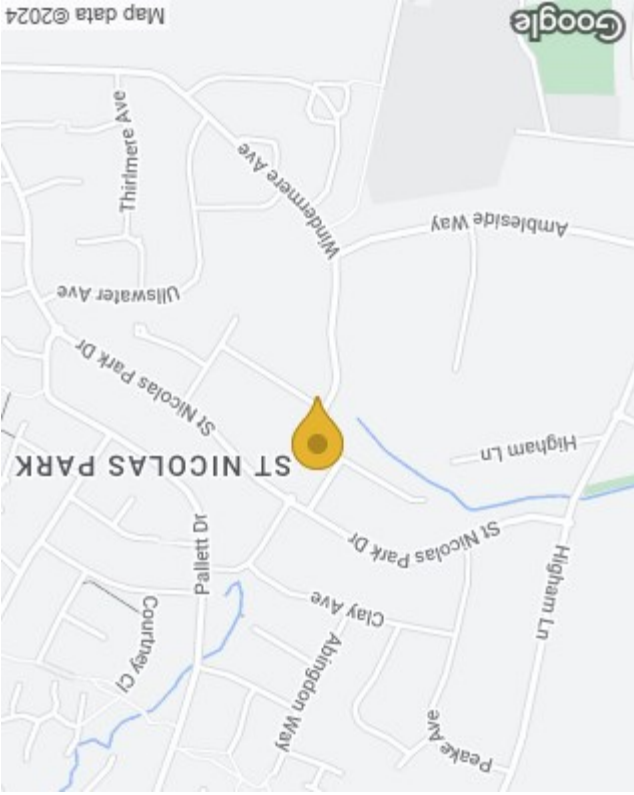
Windermere Ave  
 Approximate Area = 1079 sq ft / 100.2 sq m



Floor Plan

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

Energy Efficiency Graph



Area Map



20 Windermere Avenue  
 Nuneaton, CV11 6HH  
 £335,000





20 Windermere Avenue

Nuneaton, CV11 6HH

**\*\*NO UPWARD CHAIN\*\*PRIME LOCATION\*\*GREAT PLOT\*\***

Carters are very pleased to offer this well presented link-detached bungalow, nestled on a charming plot in the highly sought-after St Nicolas Park estate. This prime location is just a short distance from local amenities and boasts excellent transport links to Nuneaton's town centre.

Offered with no upward chain, this property is a must see to fully appreciate the spacious accommodation and the generous plot size.

The accommodation briefly comprises a welcoming side entrance hall, a comfortable lounge perfect for relaxation, a separate dining room, a well-appointed kitchen, three good-sized bedrooms, and a contemporary shower room.

Outside, the property is equally impressive. The front features a long block-paved driveway providing ample off-road parking and leading to both the garage and the side entrance door. The rear garden is beautifully landscaped, with a paved patio ideal for outdoor dining and a well-maintained lawn surrounded by attractive borders. Additionally, the side of the property boasts two lawns, each with well-kept



borders, enhancing the overall appeal and offering additional outdoor space.

With its prime location, no upward chain, and excellent presentation, this property is expected to attract significant interest. Viewings are highly recommended to truly appreciate the quality and charm of this delightful bungalow.

