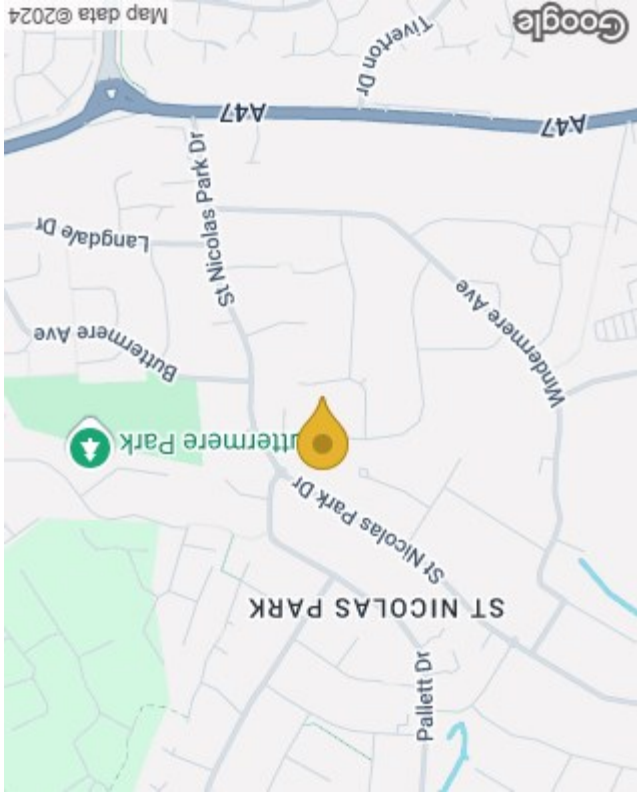


49 Thirlmere Avenue  
 Nuneaton, CV11 6HU  
 £330,000

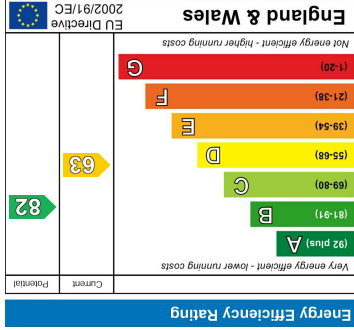
2 2 1 D



Area Map



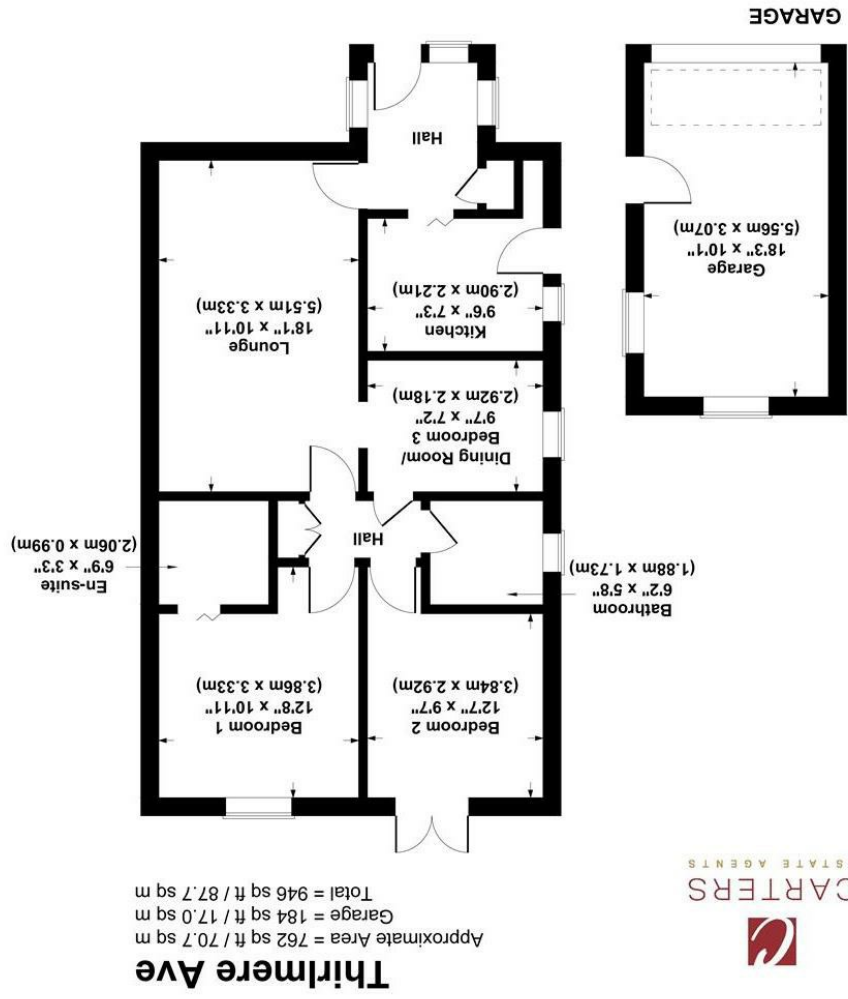
Energy Efficiency Graph



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.

66 St Nicolas Park Drive, Nuneaton, Warwickshire, CV11 6DJ  
 Email: info@cartersstatagents.co.uk www.cartersstatagents.co.uk  
 Tel: 02476 388863

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



Floor Plan

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



49 Thirlmere Avenue

Nuneaton, CV11 6HU

**\*\*BEAUTIFULLY PRESENTED\*\*EN-SUITE TO MAIN BEDROOM\*\***

Carters are very pleased to offer this beautifully presented two-bedroom detached bungalow, ideally situated in the highly desirable St Nicolas Park estate. This prime location offers easy access to local amenities, including the COOP store and excellent transport links to Nuneaton town centre and the A5, making it perfect for convenient living.

The bungalow boasts numerous features, including an added porch, a main bedroom with an en-suite shower room, a versatile dining room that could be converted into a third bedroom, a beautifully landscaped rear garden, a long driveway, and a garage.

The accommodation briefly comprises an inviting entrance porch and hall, a well-appointed fitted kitchen, a spacious lounge that seamlessly opens into the dining room (offering potential as a third bedroom), an inner hall, a luxurious main bedroom with an en-suite shower room, a comfortable second bedroom, and a modern bathroom.

Outside, the front garden is tastefully designed with decorative chippings, shrubs, and plants,



enhancing the property's curb appeal. The block-paved driveway extends along the side of the property, leading to a detached garage, providing ample parking space.

The rear landscaped garden is a true highlight, featuring a paved patio that leads to a lush lawn bordered by raised beds filled with vibrant shrubs and plants. An additional paved patio at the rear of the garden offers more space for outdoor relaxation and entertaining. The garden is fully fenced, ensuring privacy and a secure environment.

With its prime location, versatile layout, and beautifully maintained outdoor spaces, this bungalow is a must-see. Schedule a viewing today to fully appreciate the charm and functionality of this delightful home. Don't miss the chance to make this exceptional property your new home.

