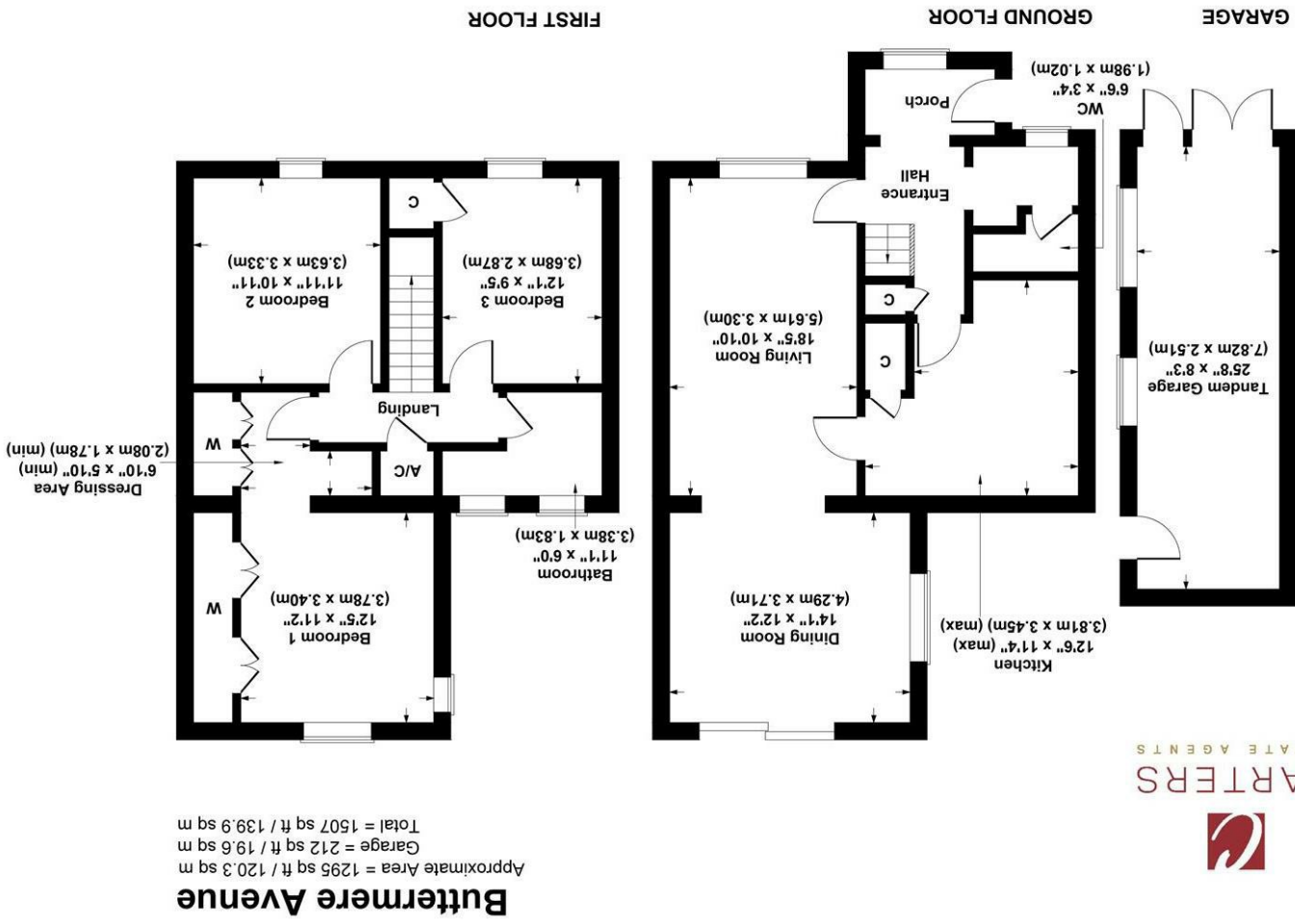




54 Buttermere Avenue
 Nuneaton, CV11 6ET
 £335,000



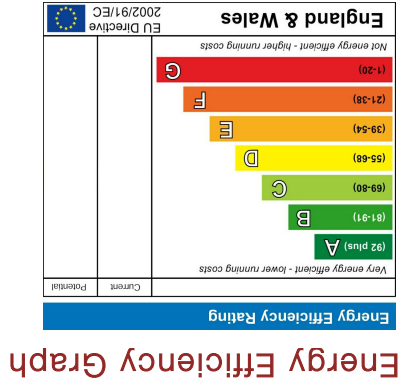
Floor Plan



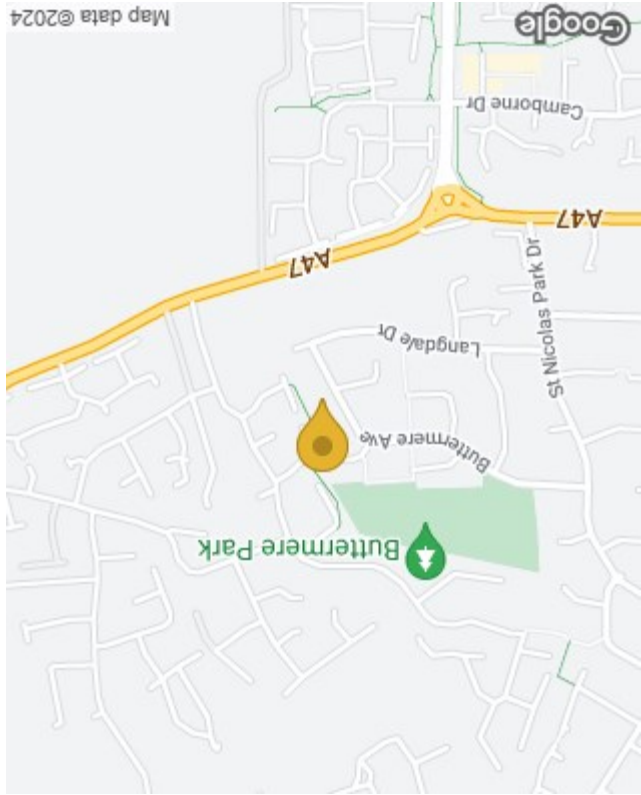
Not to Scale. Produced by The Plan Portal 2024
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Please contact our Nuneaton Office on 02476 388863
 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Graph



Area Map

54 Buttermere Avenue

Nuneaton, CV11 6ET

An immaculately presented and extended three-bedroom detached property, this home is located in the highly sought-after St Nicolas Park development, conveniently close to shops, doctors, and various local amenities. It offers generous accommodation, featuring a double-storey extension to the rear and situated within the catchment area for popular schools, including Higham Lane School, making it an ideal family home.

This spacious property has been meticulously maintained by the current owners and boasts parking for four vehicles, a carport with a newly replaced shelter, a tandem garage, and a delightful landscaped garden with new paving.

Upon entering through the extended entrance porch, you are welcomed into an entrance hall with doors leading to a WC/guest cloakroom and a spacious living room. The living room features a charming brick fireplace housing a gas fire and an open-plan design that leads to an extended dining room with patio doors opening onto the garden. The modern kitchen is equipped with a range of cream gloss units, a cooker with an extractor hood, plumbing for a washing machine and dishwasher, and a useful storage cupboard.



On the first floor, there are three generous-sized bedrooms. The extended main bedroom is a double and benefits from a dressing area with a sink inset vanity unit and numerous fitted wardrobes. Two further double bedrooms are located at the front of the house; one features a range of wardrobes, while the other has a built-in cupboard. The modern bathroom has been updated with a two-piece white suite and a double shower unit with mains shower, complemented by fully tiled walls and spotlights.

The meticulously maintained front garden features a lawn with flower and shrub borders. The tarmac driveway, edged with decorative block paving, provides parking for three vehicles, and there is additional hardstanding and a carport leading to a double-length tandem garage.

