



THE KEY TO YOUR NEXT MOVE

[www.keystateagents.com](http://www.keystateagents.com)

# For Sale

Tel: 024 7635 7645



**£140,000**

8 Eaves Green Park, Meriden, Coventry CV7 7JA



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KEY ESTATE AGENTS

Website: [www.keystateagents.com](http://www.keystateagents.com)

An incredible opportunity to own one of only a handful of spacious 2 bedroom park homes, with a generous plot, on the sought after Eaves Green Park site. Inside the property you will find 2 bedrooms, both with fitted storage, a wet-room, generous kitchen and spacious lounge/dining space. Outside you will find a private driveway space for 1 car, exterior storage and a private courtyard/patio area, ideal for al fresco dining. This property is a must view! Please contact KEY to secure your viewing slot today!

Ground rent: £170 P/M  
 Tenure : N/A Park Home  
 Council Tax Band : A  
 EPC Rating : N/A Park Home

### Entrance



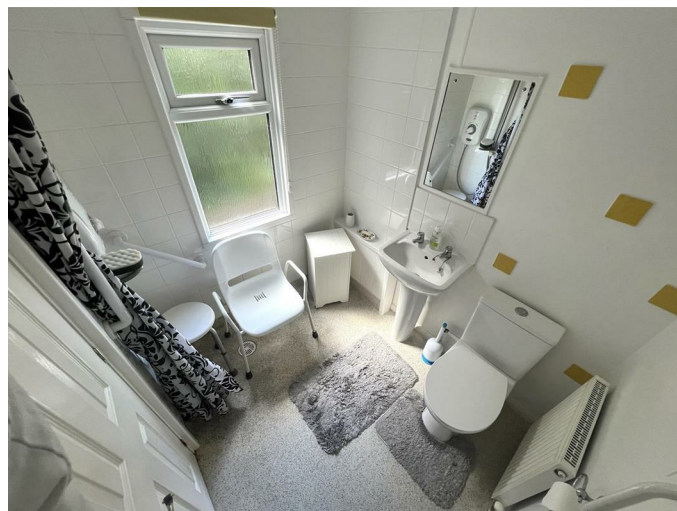
Front entrance with driveway, steps leading to main entrance of UPVC double glaze door.

### Living & Dining Area 11'3" x 19'8" max (3.448 x 6.00 max)



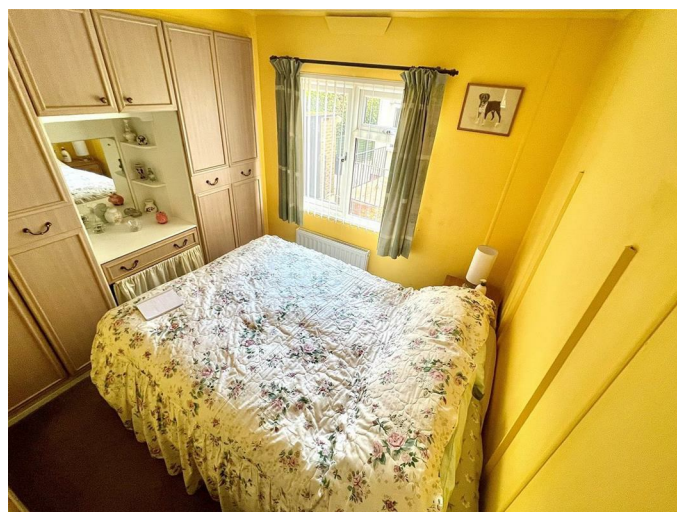
Spacious L-Shaped lounge with generous amounts of natural light.

### Bathroom 5'5" x 6'5" (1.66 x 1.96)



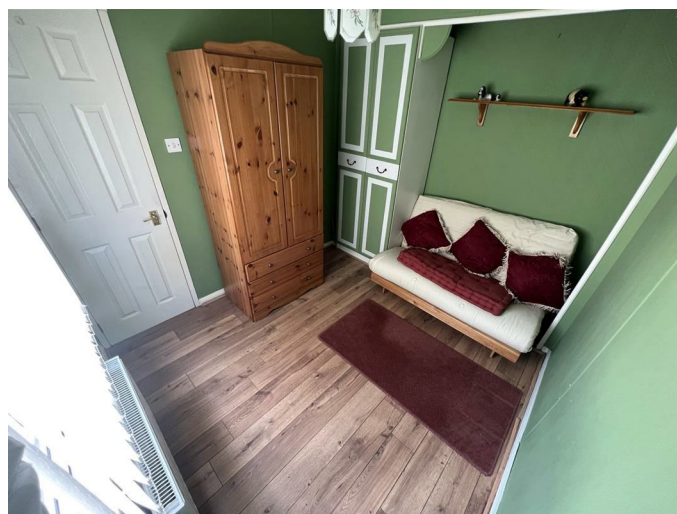
Wet-room/bathroom with a discreetly housed boiler.

### Bedroom 1 7'2" x 8'0" (2.192 x 2.45)



Double bedroom with natural light aspect and fitted storage

### Bedroom 2 9'7" x 8'0" (2.94 x 2.45)



Double bedroom with fitted storage and garden views.

### Kitchen 10'6" x 9'7" (3.22 x 2.94)



Spacious kitchen with generous natural light aspects.

### Garden



Private courtyard style rear garden and well maintained lawn. Outbuilding storage for LPG Gas bottles and gardening equipment.

### Driveway & Parking



Well maintained Private front drive.

### Agent notes

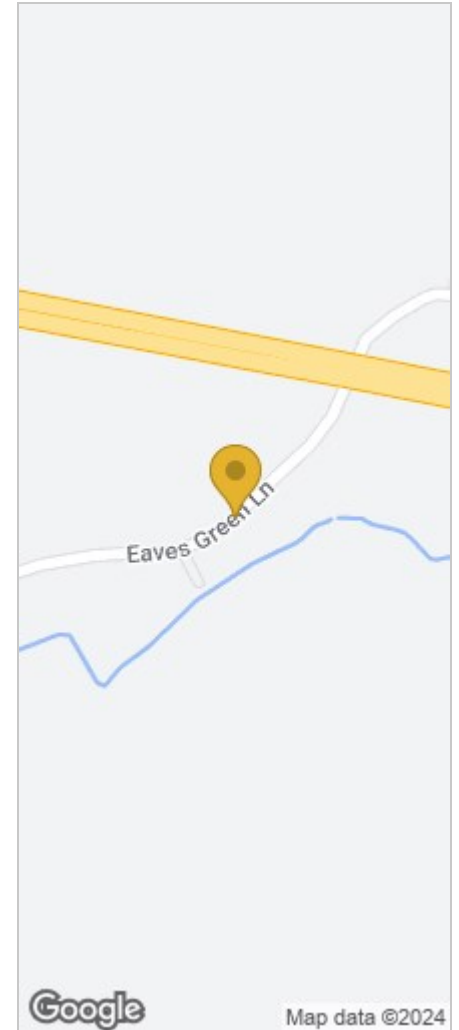
We have not tested any of the electric, gas or sanitary appliances. Buyers should make their own investigations as to the workings of the relevant items. Floor plans are for identification purposes

only and not to scale. All room measurements in these sales details are approximate and are usually stated in respect to the furthest point in the room. Subjective comments in these details are the opinion of KEY Estate Agents at the time these details were prepared. These opinions may vary from your own. These sales details are produced in good faith to offer a guide only and do not constitute any part of a contract or offer. In respect to the tenure of the property, the information stated above is provided to us by the vendor and is taken in good faith, this, as well as other details relating to the title, should be confirmed prior to exchange of contracts by your solicitor. Photos, floorplans and videos used within these details are under copyright to KEY Estate Agent and under no circumstances are to be reproduced by a third party without prior permission.

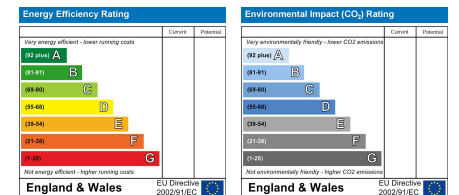
## Floor Plan



## Area Map



## Energy Efficiency Graph



### HAVE YOU GOT A PROPERTY TO SELL OR LET?

KEY Estate Agents offer a complete and professional service to Home Owners and Landlords throughout the **Nuneaton, Bedworth** and **Hinckley** and surrounding villages.

If you are thinking of selling or letting your home we would be delighted to offer you a **Free Valuation** with **No Obligation** whatsoever.

Please call us today for details on all of our services, along with information about our competitive fee structure.

**KEY Estate Agents**  
**2 The Courtyard, Goldsmith Way, Eliot Business Park, Nuneaton CV10 7RJ**  
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