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North Street, Atherstone
CV9 1JL
Asking Price £225,000
Freehold - North Warwickshire Borough Council Band: C - EPC:

Nestled on the charming North Street in Atherstone, this delightful Grade II listed cottage offers a perfect blend of period features and modern comforts. Having undergone significant improvements and recent renovations, this property is a true gem for those seeking character and style.

Upon entering, you are welcomed by a spacious entrance hall that sets the tone for the rest of the home. The ground floor boasts a well-appointed reception room, ideal for both relaxation and entertaining. The guest cloakroom adds a practical touch for visitors, ensuring convenience throughout your gatherings.

The cottage features two inviting bedrooms, each designed to provide a restful retreat. The master bedroom is particularly noteworthy, complete with an ensuite shower room that offers a private sanctuary for your daily routines. Additionally, a versatile loft room presents an excellent opportunity for a home office, playroom, sitting room or extra storage, catering to your individual needs.

This enchanting cottage on North Street is not just a home; it is a lifestyle choice, offering a unique opportunity to reside in a historic setting while enjoying contemporary comforts. Whether you are a first-time buyer or looking to downsize, this property is sure to impress. Do not miss the chance to make this beautiful cottage your own.

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Entrance
Via wooden door leading into:

Entrance Hall
Radiator, stairs with understairs storage cupboard to the first floor landing with spindles, wooden laminate flooring, doors to:

Cloakroom
6'8" x 3'8" (2.04m x 1.12m)
Fitted with two piece suite comprising, vanity wash hand basin with cupboard under, mixer tap and tiled splashback, low-level WC, heated towel rail and extractor fan.

Lounge
12'6" x 15'8" (3.82m x 4.78m)
Multi-paned window to front, two radiators, flagstone flooring, fireplace with brick built surround, archway through to:

Kitchen Area
6'8" x 19'3" (2.04m x 5.86m)
Fitted with a matching range of base and eye level units and cupboards with worktop space over, stainless steel sink unit with tiled splashbacks, plumbing for washing machine, space for fridge/freezer and tumble dryer, electric fan assisted oven, four ring induction hob with extractor hood over, wooden laminate flooring, sunken ceiling spotlights, door to leading back to entrance hall.

Landing
13'10" x 2'10" (4.22m x 0.87m)
Opaque glazed window to rear, radiator, stairs to second floor with spindles, doors to:

Bedroom
12'6" x 11'11" (3.82m x 3.64m)
Multi-paned window to front, radiator, doors to:

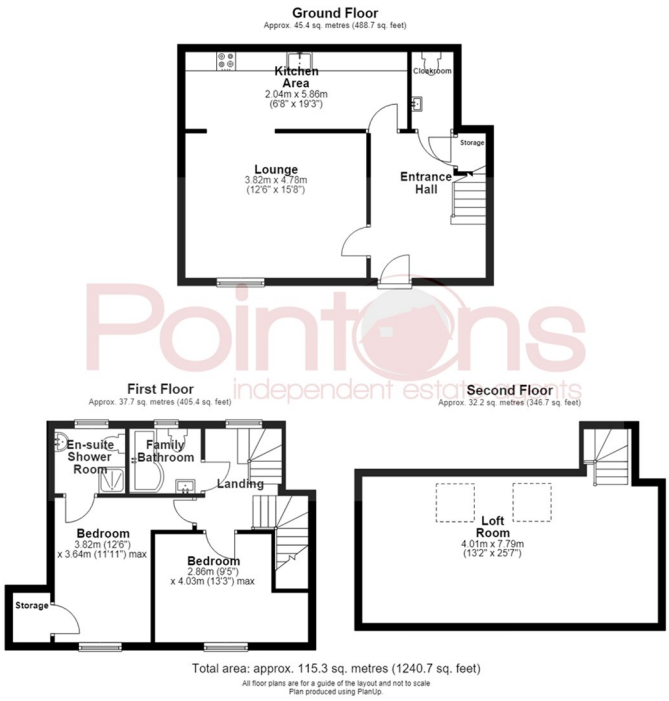
En-suite Shower Room
Fitted with three piece suite comprising, tiled shower enclosure, pedestal wash hand basin, low-level WC and heated towel rail, shaver point, tiled splashback, opaque multi-paned window to rear, slate effect tiled flooring and sunken ceiling spotlights.

Storage Cupboard
4'4" x 3'3" (1.32m x 1.00m)
Wall mounted combination boiler serving heating system and domestic hot water.

Bedroom
9'4" x 13'2" max (2.86m x 4.03m max)
Multi-paned window to front and radiator.

Family Bathroom
Fitted with three piece suite with comprising, 'P' shaped panelled bath with shower over, pedestal wash hand basin and low-level WC, tiled splashback, heated towel rail, extractor fan, multi-paned window to rear, slate effect tiled flooring.

Loft Room
13'2" x 25'7" (4.01m x 7.79m)
Two skylights, double radiator and feature beams. There is also plumbing evident for a further W.C facility on this floor



COVENTRY, CV1 2NT
coventry@pointons-group.com
024 7710 333
Company No: 7359350

NUNEATON, CV11 4AL
nuneaton@pointons-group.com
024 7637 3300
Company No: 6743033

ATHERSTONE, CV9 1AU
atherstone@pointons-group.com
01827 711911
Company No: 81323250

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www.pointons-group.com