



School lane, Nuneaton, CV10 9PA

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

Property Description

TURNKEY READY - OVER 3,000 SQ FT OF IMPRESSIVE LIVING SPACE

This substantial home offers in excess of 3,000 sq ft, delivering space, style, and presence in equal measure. With spring the perfect season for new beginnings, there's never been a better time to make your move.

Call today to arrange your appointment and experience this truly stunning, fully completed home — ready for immediate occupation. Don't miss the opportunity to make your dream home a reality.





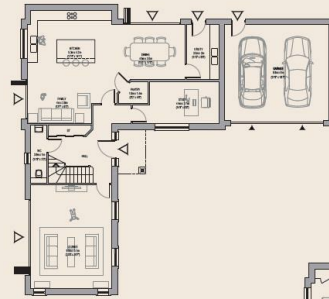
Key Features

- Private Gated Development
- Bespoke Luxury Development Of Only 7 Homes
- Dressing room to Principle suite
- Quartz worktops
- 3,358SQFT
- Endless Countryside Views
- EPC rating B
- 10 Year Warranty
- Double Garage with EV charging
- ****CALL TODAY FOR YOUR VIEWING****

£795,000



Floorplans Plot 7



Ground floor plan

Ground floor
 Lounge: 6.6m x 5.1m (21'7" x 16'7")
 Kitchen: 5.3m x 4.2m (17'4" x 13'7")
 Dining: 4.8m x 3.5m (15'7" x 11'5")
 Family: 4m x 2.8m (13'1" x 9'2")
 Study: 4.4m x 2.7m (14'5" x 8'9")
 Utility: 3.5m x 2m (11'5" x 6'6")
 W.C.: 2.6m x 1m (8'6" x 3'3")
 Pentry: 1.8m x 1.4m (5'7" x 4'6")
 Garage: 6.6m x 4.6m (21'7" x 15'1")

First floor
 Master: 6m x 4.4m (19'7" x 14'4")
 En-suite: 3.4m x 2.2m (11'2" x 6'9")
 Dressing: 2.7m x 2.3m (8'9" x 7'6")
 Bedroom 2: 4.7m x 4.6m (15'4" x 15'1")
 En-suite: 2.2m x 1.8m (7'2" x 5'7")
 Dressing: 2m x 1.8m (6'6" x 5'7")
 Bedroom 3: 5.2m x 4.6m (17'1" x 15'1")
 En-suite: 2.6m x 1.9m (8'5" x 6'2")
 Bedroom 4: 5.1m x 3.8m (16'7" x 12'4")
 Bedroom 5: 4m x 3.6m (13'1" x 11'8")
 Bathroom: 3.5m x 2.6m (11'5" x 8'5")



First floor plan



EPC Rating - B

Tenure - Freehold

Council Tax Band - New Build

Local Authority
Nuneaton and Bedworth



We routinely refer clients to both our recommended legal firm and a panel of financial services providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee.

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