



**3 Bedroom House - Detached**  
**located on Tewkesbury Drive,**  
**Bedworth**  
**Offers Over £250,000**

**UP Estates**



**\*\*NO UPWARD CHAIN** - This well-presented three-bedroom detached family home situated on Tewkesbury Drive, Bedworth enjoys a quiet residential setting while remaining close to local amenities, schools, and transport links. **\*\***

Inside, a small entrance porch provides a practical space to remove coats and shoes before entering the home leading to the bright and airy living room filled with natural light. As you lead to the rear of the property, a separate dining room and well-equipped kitchen both enjoy pleasant views over the garden. The kitchen is fitted with a range of built-in cupboards, an oven, and a gas hob, with direct access to the rear garden—ideal for family living and entertaining. A ground floor WC completes the downstairs accommodation. Upstairs, the property offers three well-proportioned bedrooms, including a main bedroom with en-suite shower room, providing added comfort and privacy. The family bathroom is fitted with both a bath and separate shower, making it ideal for a growing family.

Externally, the property boasts a rear garden, with the added benefit of side access leading to the front of the house. With its desirable location and practical layout, this home presents an excellent opportunity for families and buyers seeking a peaceful yet well-connected setting. The property benefits from a private driveway providing parking for three cars, complemented by a single garage, offering both convenience and secure storage. Call us now to arrange a viewing!

## Offers Over £250,000

- NO UPWARD CHAIN
- THREE BEDROOM DETACHED HOME
- DRIVEWAY FOR THREE CARS
- SINGLE GARAGE FOR SECURE PARKING OR ADDITIONAL STORAGE
- SEPERATE DINING ROOM WITH GARDEN VIEWS
- GROUND FLOOR WC FOR ADDED CONVENIENCE
- MAIN BEDROOM WITH LUXURY OF EN-SUITE
- REAR GARDEN WITH SIDE ACCESS TO THE FRONT
- QUIET RESIDENTIAL LOCATION
- CLOSE TO LOCAL SHOPS, SCHOOLS AND AMENITIES





### **IMPORTANT NOTE TO PURCHASERS**

Prospective buyers will be required to provide identification documentation in accordance with Anti-Money Laundering Regulations at a later stage. We ask for your cooperation to ensure that there are no delays in agreeing the sale.

While we strive to make our sales particulars accurate and reliable, they do not form part of any offer or contract and should not be relied upon as statements of fact or representation. Any services, systems, or appliances mentioned have not been tested by us, and no guarantee is given regarding their condition or functionality.

All measurements are approximate and intended



as a guide only. Some details may still require vendor approval. If you need clarification or further information, particularly if you are traveling a significant distance to view the property, please contact us.

All fixtures and fittings must be agreed with the seller via the fixtures and fittings form, which will form part of the legal contract through the conveyancing process. As the marketing estate agent, our particulars and communications are not legally binding—only the legal documentation prepared by solicitors is.



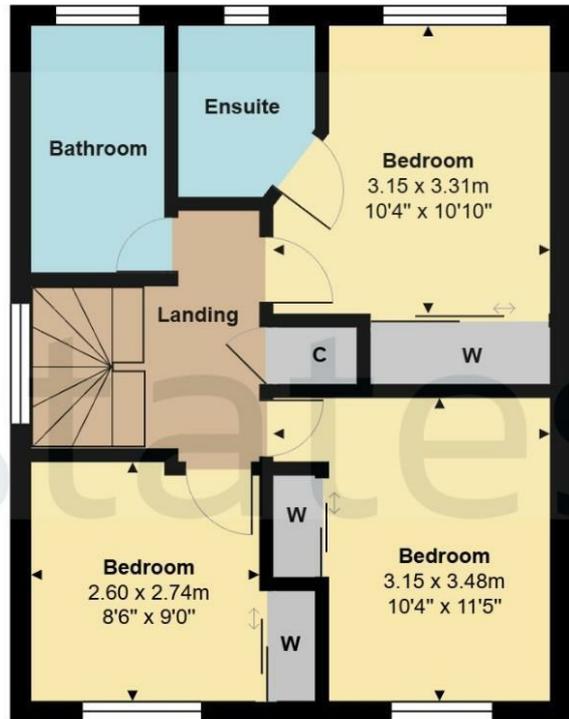
Up Estates has not verified the legal title of the property, and buyers must obtain confirmation from their solicitor.





Tewkesbury Drive, Bedworth





Total Area: 85.8 m<sup>2</sup> ... 923 ft<sup>2</sup> (excluding garage)

All measurements are approximate and for display purposes only

## CONTACT

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