



30 Renison Road | Bedworth | CV12 0DS

****THREE BEDROOM SEMI DETACHED DORMA BUNGALOW***OFFEERD WITH NO ONWARD CHAIN***In brief the property comprises; entrance hall, ground floor bedroom, bathroom, kitchen, conservatory, living room, separate dining room (originally bedroom two), and two bedrooms in the loft conversion. Also benefiting from secondary glazing on the ground floor with UPVC double glazing on the first floor. Gas central heating, shared drive, front and rear gardens with garage to the rear. Freehold. Council Tax Band B. EPC Rating E.

Asking Price Of £189,950

- Doma Bungalow
- Semi Detached
- Three Bedrooms & Bathroom
- Kitchen & Conservatory
- Two Bedrooms to The First Floor



Property Description

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IN MORE DETAIL THE PROPERTY COMPRISES;

ENTRANCE HALL

Access to the property via wooden framed obscure glazed door, panel radiator, doors to;

BEDROOM ONE

11' 6" x 9' 3" (3.51m x 2.82m) With secondary glazing to front aspect, panel radiator, fitted wardrobes.

BATHROOM

5' 1" x 8' 2" (1.55m x 2.49m) With secondary window to side aspect, panelled bath with shower attachment, low level WC, wash basin, panel radiator.

KITCHEN

8' 7" x 12' 9" (2.62m x 3.89m) With secondary glazing to rear aspect, panel radiator. Kitchen comes with a range of wall and base units with contrasting work tops, inset one and half bowl stainless steel sink and drainage unit. Integrated electric oven with four ring gas hob, and extractor hood. space for fridge freezer, plumbing for washing machine. Door to;

CONSERVATORY

6' 2" x 15' 0" (1.88m x 4.57m) With single glazed windows to rear and

side aspect, with glazed door leading to the garden.

LIVING ROOM

13' 5" x 10' 3" (4.09m x 3.12m) With secondary glazing to front aspect, panel radiator, gas fire with location of back boiler for the central heating. Archway opening to;

DINING ROOM

12' 3" x 10' 4" (3.73m x 3.15m) With panel radiator, single glazed window to rear aspect, stairs ascending to first floor.

LANDING

With access to airing cupboard, panel radiator, doors to;

BEDROOM TWO

8' 8" x 13' 5" (2.64m x 4.09m) With UPVC double glazed window to front aspect, panel radiator.

BEDROOM THREE

7' 6" x 12' 5" (2.29m x 3.78m) With UPVC double glazed window to rear aspect, panel radiator, eaves storage.

OUTSIDE

To the front is brick wall surrounding a mainly laid to lawn garden with borders. Paved pathway to entrance door, and shared driveway leading to rear side gate taking you to the garden.

The rear garden is paved and laid to lawn with hardstanding leading to a single garage.

GENERAL INFORMATION / MATERIAL INFORMATION PARTS C

Nuneaton & Bedworth Borough Council. Council Tax Banding B. EPC Commissioned.

TENURE: we understand from the vendors that the property is freehold with vacant possession on completion. We have been informed that the vendor is not aware of any building safety issues, or planning application which directly affect the property. No restrictions. Ex coal mining area. Brick Built. Shared Driveway. Asbestos Garage

Roof.

SERVICES: Russell Cope Estate Agents have not tested any apparatus, equipment, fittings, etc, or services to this property, so cannot confirm they are in working order or fit for the purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor.

FIXTURES AND FITTINGS: only those as mentioned in these details will be included in the sale.

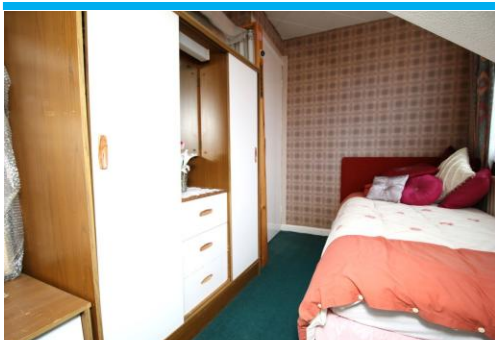
MEASUREMENTS: the measurements provided are given as a general guide only and are all approximate.

VIEWING: by prior appointment through the Sole Agents.

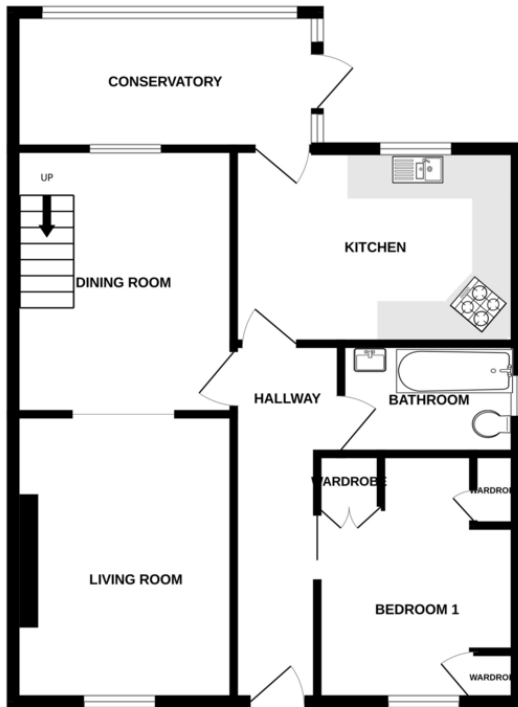
AML / ID Checks:

As the appointed selling agent, we are required to conduct ID/AML and source of funds checks for the properties we sell. To date, we have

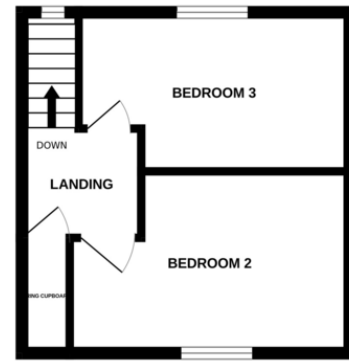
absorbed the associated administrative and third party costs, however, from 1st April 2026, we will be introducing a charge to purchasers of £49 (plus VAT) to cover the increasing costs of this customer due diligence, as is increasingly standard industry practice.



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix 62026

Tenure

Freehold

Council Tax Band

B

Viewing Arrangements

Strictly by appointment

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		74 C
55-68	D		
39-54	E	53 E	
21-38	F		
1-20	G		