



40 School Road, Bulkington

Bedworth

Offers Over £580,000



**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

40 School Road

Bulkington, Bedworth

Guide Price Range £580,000 to £600,000

Staging Disclaimer:

Images labelled "Staged" are **digitally enhanced** to demonstrate the property's potential and do not reflect its current appearance.

****CHAIN FREE****

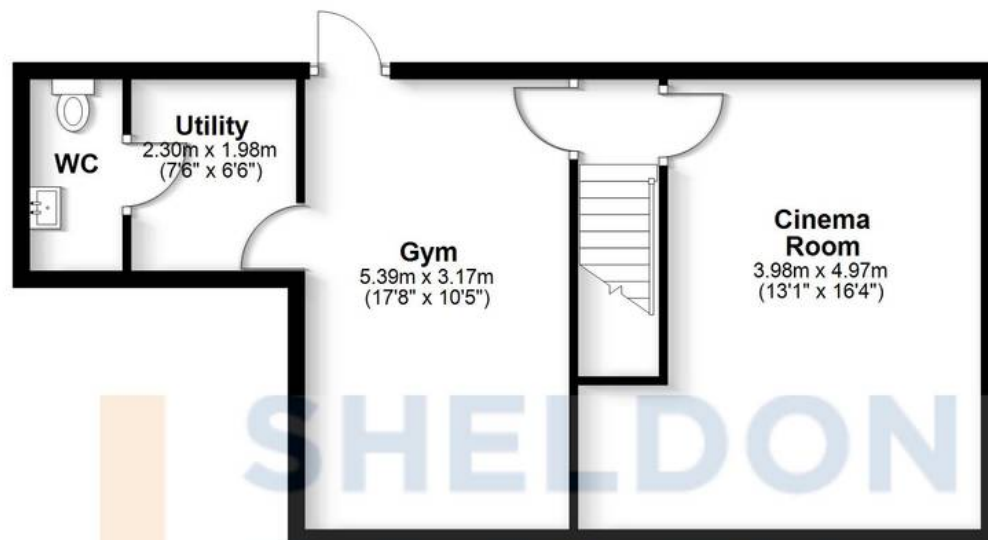
Presenting an exceptional opportunity to acquire a five-bedroom detached residence finished to an immaculate standard throughout, this spacious family home offers a wealth of versatile accommodation across multiple floors. The property features a superb gym and a dedicated cinema room, complete with a 100-inch screen and surround sound, ideal for both fitness enthusiasts and those who enjoy entertaining at home. Two modern bathrooms and two additional downstairs toilets provide convenience for larger families or guests. The ground and lower ground floors benefit from Hetta smart underfloor heating, which can be controlled remotely for optimum comfort, while the state-of-the-art Vent Axia MVHR system efficiently draws in filtered external air, extracts internal air, and recovers heat, ensuring a fresh and energy-efficient living environment. The well-appointed utility room adds further practicality, supporting a seamless lifestyle. Off-street parking is available for five to seven cars, offering ample space for residents and visitors alike. The property is situated within easy walking distance of local shops and amenities, making day-to-day living remarkably convenient. Facing a beautiful church, the home enjoys tranquil and picturesque views, providing a sense of peace and serenity. Every detail of this





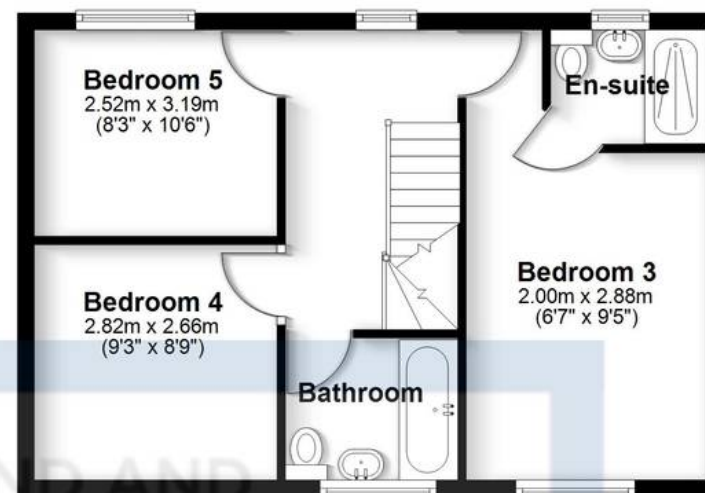
Lower Ground Floor

Approx. 48.5 sq. metres (521.9 sq. feet)



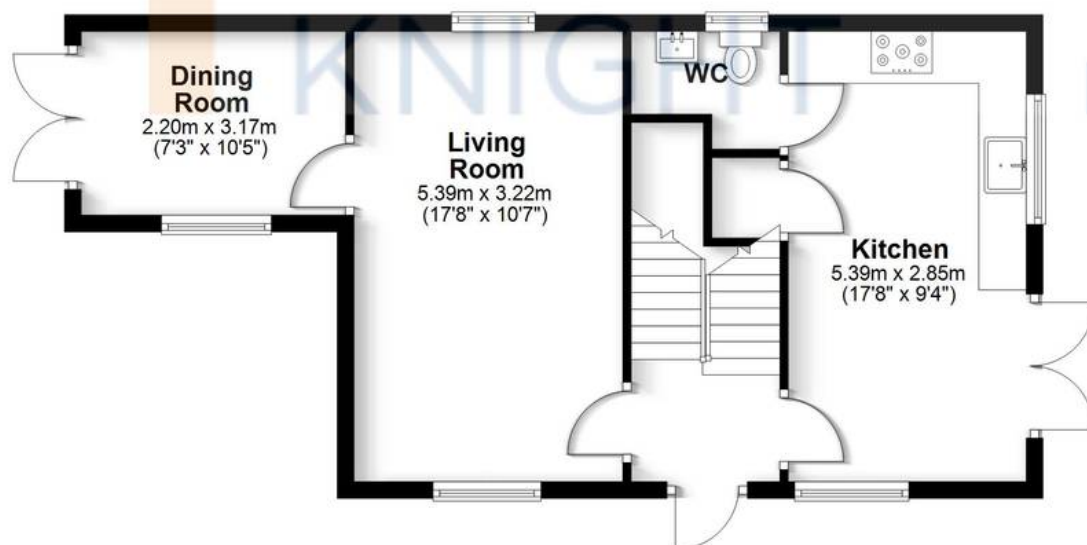
First Floor

Approx. 43.5 sq. metres (468.7 sq. feet)



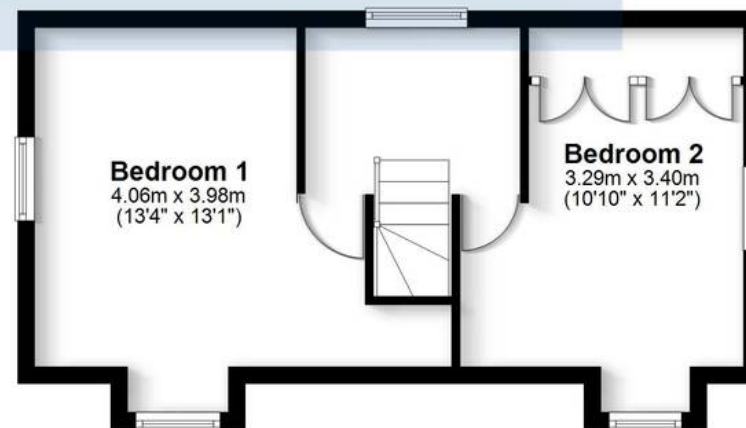
Ground Floor

Approx. 55.2 sq. metres (593.7 sq. feet)



Second Floor

Approx. 37.1 sq. metres (399.2 sq. feet)



Total area: approx. 184.3 sq. metres (1983.6 sq. feet)

All efforts have been made to ensure the measurements are accurate on this floor plan, however these are for guidance purposes only.
Plan produced using PlanUp.



Sheldon Bosley Knight Nuneaton

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