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For Sale

Tel: 024 7635 7645

Offers Around £220,000

21 Raveloe Drive, Nuneaton CV11 4QP

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21 Raveloe Drive

Nuneaton CV11 4QP

Offers Around £220,000

- **Extended freehold family residence**
- **Popular residential location close to Attleborough Village centre**
- **Spacious lounge with walk-in bay window and feature fireplace**
- **Ground floor bedroom with dressing area and adjoining wet room**
- **Block-paved driveway and landscaped enclosed rear garden**
- **Offered for sale with no upward chain**
- **Easy access to Nuneaton Town Centre and local amenities**
- **Full-width modern kitchen diner with French doors to the garden**
- **Three further first-floor bedrooms and family bathroom**
- **Tenure - Freehold, Local Authority - NBBC, EPC- TBC**

Here is an excellent opportunity to acquire a freehold extended family residence pleasantly situated within this popular residential vicinity, conveniently located within close proximity to Attleborough Village Centre and enjoying easy access to Nuneaton Town Centre, local amenities, schools and excellent transport links.

Offered for sale with no upward chain, the property benefits from UPVC double glazing and electric central heating throughout. This deceptively spacious and well-presented family home offers versatile accommodation ideally suited to growing families, multi-generational living or those requiring ground floor bedroom facilities. Early internal inspection is strongly recommended.

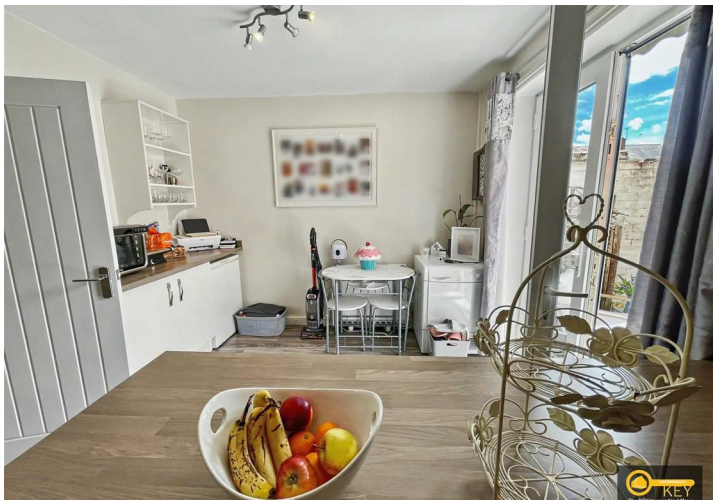
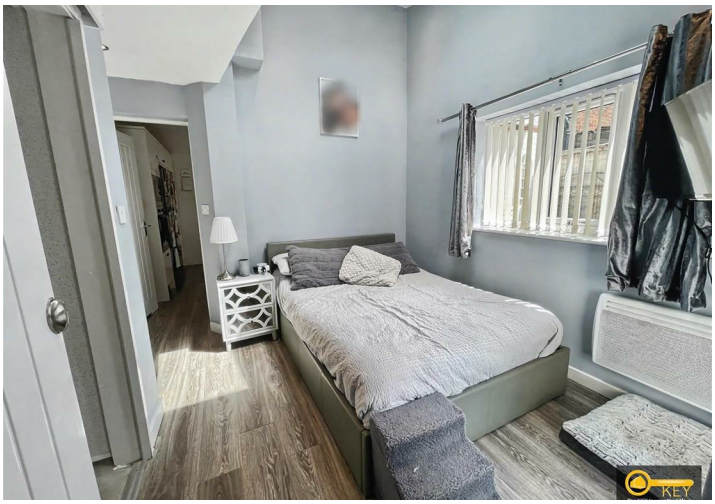
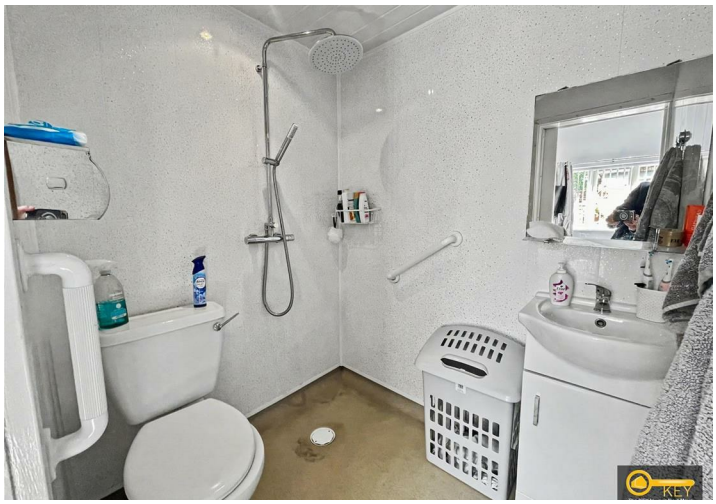
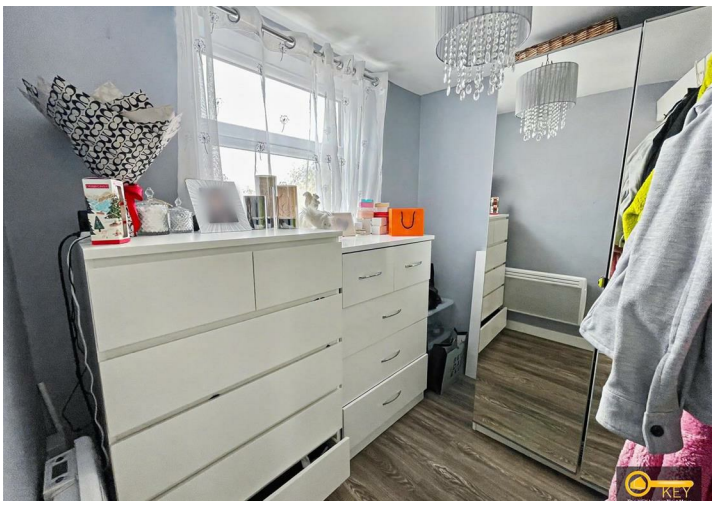
The accommodation briefly comprises a canopy entrance porch leading into the reception hallway, with stairs off to the first floor. The spacious lounge has a walk-in bay window to the front elevation together with a feature fireplace, to the rear of the property is a superb full-width kitchen diner, fitted with a comprehensive range of attractive modern base, drawer and wall units incorporating a built-in oven, hob and extractor, French doors provide direct access to the rear patio. A particular feature of the property is the ground floor extension which provides a generous double bedroom complete with dressing area and an adjoining wet room incorporating a mains mixer shower and WC. This versatile space would be ideal for multi-generational living, dependent relatives or those seeking ground floor accommodation.

To the first floor, the landing gives access to three further bedrooms and a family bathroom fitted with a modern white three-piece suite.

Externally, the property enjoys a block-paved driveway providing off-road parking for two vehicles. To the rear is a neatly landscaped and fully enclosed garden incorporating a paved patio area.

Agents disclaimer

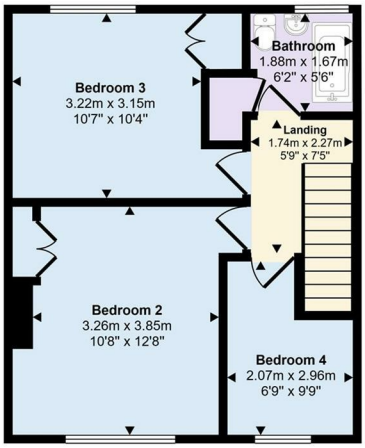
Agents Note: We have not tested any of the electric, gas or sanitary appliances. Buyers should make their own investigations as to the workings of the relevant items. Floor plans are for identification purposes only and not to scale. All room measurements in these sales details are approximate and are usually stated in respect to the furthest point in the room. Subjective comments in these details are the opinion of KEY Estate Agents at the time these details were prepared. These opinions may vary from your own. These sales details are produced in good faith to offer a guide only and do not constitute any part of a contract or offer. In respect to the tenure of the property, the information stated above is provided to us by the vendor and is taken in good faith, this, as well as other details relating to the title, should be confirmed prior to exchange of contracts by your solicitor. Photos, floorplans and videos used within these details are under copyright to KEY Estate Agent and under no circumstances are to be reproduced by a third party without prior permission.

Floor Plan

Ground Floor
Approx 58 sq m / 625 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



First Floor
Approx 42 sq m / 454 sq ft

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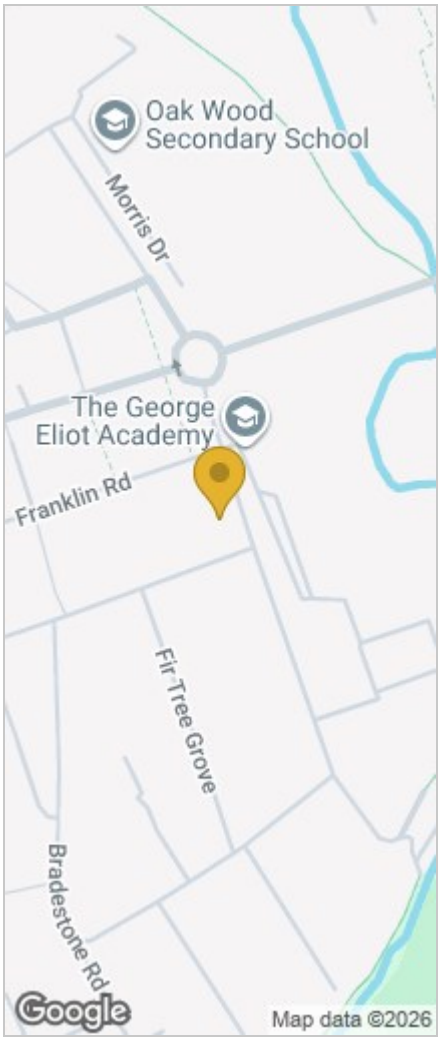
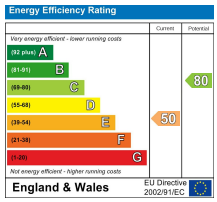
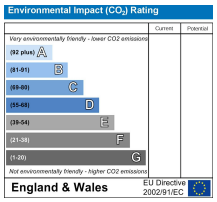
Area Map



Energy Efficiency Graph





HAVE YOU GOT A PROPERTY TO SELL OR LET?

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If you are thinking of selling or letting your home we would be delighted to offer you a *Free Valuation* with *No Obligation* whatsoever.

Please call us today for details on all of our services, along with information about our competitive fee structure.

KEY Estate Agents
2 The Courtyard, Goldsmith Way, Eliot Business Park, Nuneaton CV10 7RJ
sales@keyestateagents.com

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Area measurements or distances are given as guidance only and are not precise. Boundaries are subject to verification. Appliances and fittings have not been tested. Floor plans are not drawn to scale.
The inclusion of any fixtures and fittings are subject to the vendor's confirmation, subject to contract. Internal photographs may well show furnishings, fixtures and fittings which are not included in the sale.