



THE KEY TO YOUR NEXT MOVE

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For Sale

Tel: 024 7635 7645



Offers Over £180,000

5 Portreath Drive, Horeston Grange, Nuneaton CV11 6GH



E-mail: sales@keyestateagents.com

KEY ESTATE AGENTS

Website: www.keyestateagents.com

5 Portreath Drive

Horeston Grange, Nuneaton CV11 6GH

Offers Over £180,000



- Two Bedroom Terraced House
- Low Maintenance Garden
- Downstairs W/C
- Well Presented Throughout
- Council Band: B

- Off Road Parking
- Bright Living/Dining Room
- Extremely Desirable Area
- EPC Grade: C
- Tenure: Freehold

Located in the popular Horeston Grange area of Nuneaton, this impressive two bedroom terraced home is beautifully well presented throughout, ideal for first time buyers or investors

On the ground floor, you are welcomed by a smart hallway leading to a contemporary fitted kitchen with a range of sleek units and worktops. To the rear sits a bright and spacious living/dining room, with patio doors flooding the room with natural light. The ground floor also benefits from a convenient downstairs toilet. Upstairs, there are two generously sized double bedrooms with the master bedroom featuring built in wardrobes, great for storage. Completing the first floor is modern family bathroom with shower over bath. Externally the property boasts a good sized rear garden, perfect for relaxing, and one allocated parking space to the front.

Council Tax Band: B
EPC: C
Tenure: Freehold

Agent's Notes

Floor plans are for identification purposes only and not to scale. All room measurements in these

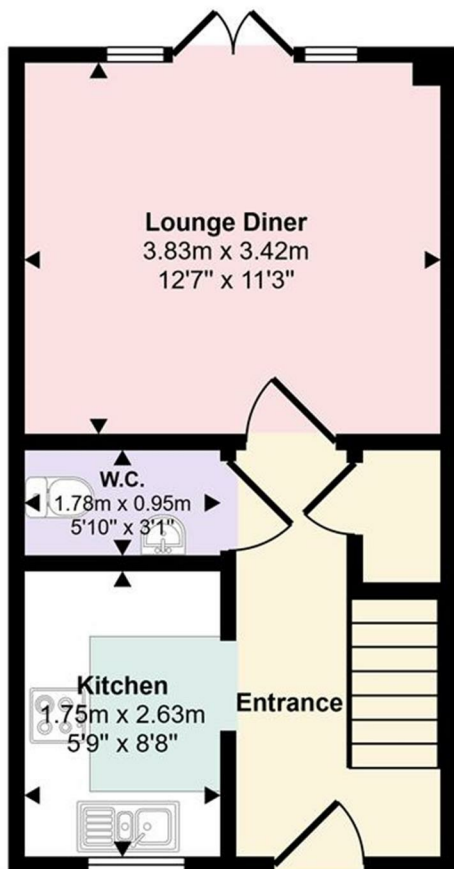
lettings details are approximate and are usually stated in respect to the furthest point in the room. Subjective comments in these details are the opinion of KEY Estate Agents at the time these details were prepared, these opinions may vary from your own. Photos, floorplans and videos used within these details are under copyright to KEY Estate Agents and under no circumstances are to be reproduced by a third party without prior permission.



Floor Plan

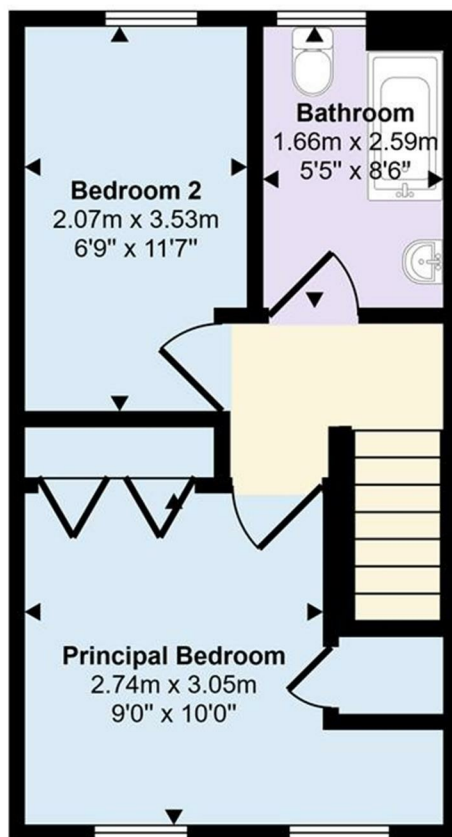
Area Map

Approx Gross Internal Area
56 sq m / 605 sq ft



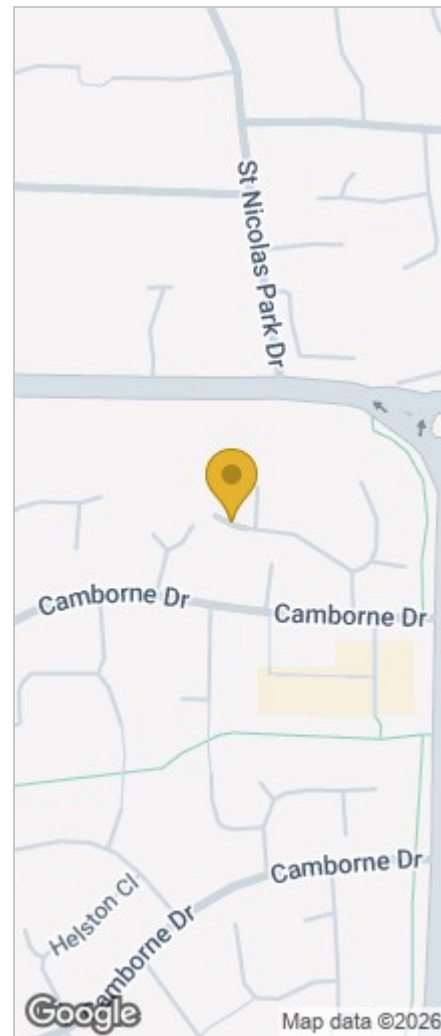
Ground Floor

Approx 28 sq m / 299 sq ft

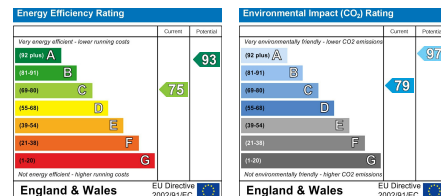


First Floor

Approx 28 sq m / 306 sq ft



Energy Efficiency Graph



HAVE YOU GOT A PROPERTY TO SELL OR LET?

KEY Estate Agents offer a complete and professional service to Home Owners and Landlords throughout the **Nuneaton, Bedworth** and **Hinckley** and surrounding villages.

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

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These particulars do not constitute an offer contract and have been prepared for guidance only, and must not be relied upon as statement of fact. 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.



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