



School lane, Nuneaton, CV10 9PA

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

Property Description

****READY TO VIEW NOW****

Call us today to book your appointment and come and view this truly stunning, completed home, ready to move into. Don't miss your chance to turn your dream home into a reality!





Key Features

- Private Gated Development
- Bespoke Luxury Development Of Only 7 Homes
- Dressing room to Principle suite
- Quartz worktops
- 3,358SQFT
- Endless Countryside Views
- EPC rating B
- 10 Year Warranty
- Double Garage with EV charging
- **CALL TODAY FOR YOUR VIEWING**

Guide Price
£795,000



Floorplans Plot 7



Ground floor plan

Ground floor
 Lounge: 6.6m x 5.1m (21'7" x 16'7")
 Kitchen: 5.2m x 4.2m (17'4" x 13'7")
 Dining: 4.8m x 3.5m (15'7" x 11'5")
 Family: 4.6m x 2.6m (15'1" x 8'5")
 Study: 4.4m x 2.7m (14'5" x 8'9")
 Library: 3.5m x 2m (11'5" x 6'6")
 W.C.: 3.0m x 1m (9'8" x 3'3")
 Pantry: 1.8m x 1.4m (5'7" x 4'6")
 Garage: 6.6m x 4.6m (21'7" x 15'1")

First floor
 Master: 6m x 4.4m (19'7" x 14'4")
 En-suite: 3.4m x 2.1m (11'2" x 6'9")
 Dressing: 2.7m x 2.3m (8'9" x 7'6")
 Bedroom 2: 4.7m x 4.6m (15'4" x 15'1")
 En-suite: 2.5m x 1.8m (8'2" x 5'9")
 Dressing: 2m x 1.8m (6'6" x 5'9")
 Bedroom 3: 3.2m x 4m (10'6" x 13'1")
 En-suite: 2.6m x 1.9m (8'5" x 6'2")
 Bedroom 4: 5.1m x 3.8m (16'7" x 12'5")
 Bedroom 5: 4m x 3.6m (13'1" x 11'8")
 Bathroom: 3.5m x 2.6m (11'5" x 8'5")



First floor plan



EPC Rating - B

Tenure - Freehold

Council Tax Band - New Build

Local Authority
Nuneaton and Bedworth



We routinely refer clients to both our recommended legal firm and a panel of financial services providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee.

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