



## Arbury Road

Nuneaton, Warwickshire, CV10 7NA

**£600 PCM**



Nestled on Arbury Road in the charming town of Nuneaton, this delightful flat offers a perfect blend of comfort and convenience. With one well-proportioned bedroom, this property is ideal for individuals or couples seeking a cosy living space. The flat features a welcoming reception room, providing a warm atmosphere for relaxation or entertaining guests.

The bathroom is thoughtfully designed, ensuring both functionality and comfort. The property comes equipped with essential appliances, including a washing machine and a fridge freezer, making it a practical choice for modern living.

Situated in a desirable area, this flat benefits from easy access to local amenities, including shops, parks, and public transport links, enhancing your daily life. The Energy Performance Certificate (EPC) rating of E indicates a reasonable level of energy efficiency, which can help keep utility costs manageable.

Please note that this property is subject to a Council Tax Band A, making it an economical option for those looking to settle in Nuneaton. Additionally, it is important to mention that pets are not permitted in this flat.



