



**Salisbury Drive, Nuneaton  
CV10 9LU  
£220,000**

\* NO UPWARD CHAIN \* Pointons Estate Agents are delighted to welcome for sale this three bedroom semi detached home on Salisbury Drive, Chapel End, Nuneaton. Close to local shops, schools and further amenities. In brief the property comprises of a porch, entrance hall, living room and kitchen/dining room. To the first floor there are three bedrooms and a family bathroom. To front and rear are lawned gardens and garage en block, this property is offered with no upward chain with viewings strictly via the agent.



**Porch**

With two double glazed windows to side and door to:

**Entrance Hall**

With stairs off to the first floor, leading to:

**Living Room**

14'1" x 11'6" (4.30m x 3.50m)

With double glazed window to front, radiator, fireplace with surround and door to:

**Kitchen/Dining Room**

9'10" x 15'1" (3.00m x 4.60m)

Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink unit with single drainer and taps over, built in four ring gas hob with extractor hood over and fan assisted oven, space/plumbing for appliances, radiator, under stairs storage, double glazed window and sliding door to rear.

**Landing**

With doors off to various rooms.

**Bedroom**

13'9" x 8'6" (4.20m x 2.60m)

With double glazed window to front and radiator.

**Bedroom**

10'6" x 8'6" (3.20m x 2.60m)

With double glazed window to rear and radiator.

**Bedroom**

8'2" x 6'7" (2.50m x 2.00m)

With double glazed window to front and radiator.

**Bathroom**

With panelled bath with shower over, WC, hand wash basin with taps over, storage cupboard and obscure double glazed window to rear.

**Outside**

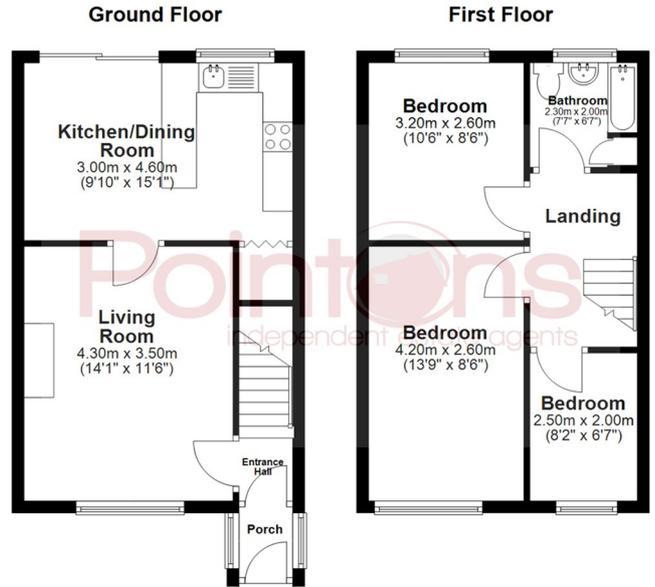
To front is a lawned garden with pathway upto property, overlooking Nuneaton Common, side gated access to rear to enclosed garden made up of lawn and patio areas.

**Garage**

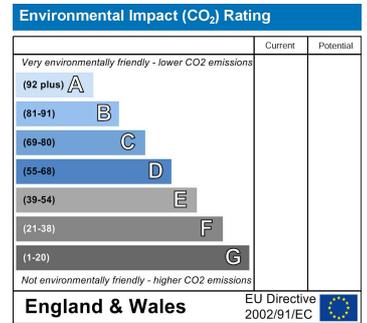
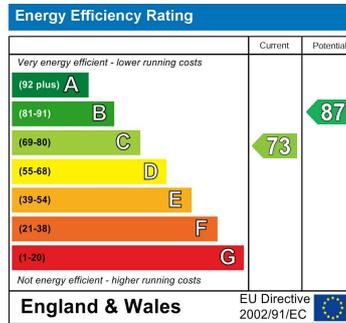
En block with up and over door.

**General Information**

Please Note: All fixtures & Fittings are excluded unless detailed in these particulars. None of the equipment mentioned in these particulars has been tested; purchasers should ensure the working order and general condition of any such items.



All floor plans are for a guide of the layout and not to scale  
Plan produced using PlanUp.



**WWW.POINTONS-GROUP.COM**

2 Bond Gate Chambers  
**NUNEATON**  
 CV11 4AL  
**024 7637 3300**  
 nuneaton@pointons-group.com

109 New Union Street  
**COVENTRY**  
 CV1 2NT  
**024 7663 3221**  
 coventry@pointons-group.com

74 Long Street  
**ATHERSTONE**  
 CV9 1AU  
**01827 711911**  
 atherstone@pointons-group.com

