



Gipsy Lane, Nuneaton, CV11 4SH

**SHELDON
BOSLEY
KNIGHT**

LAND AND
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PROFESSIONALS

Property Description

NEW PRICE! This much improved and extended semi detached family home offers spacious well presented accommodation throughout. In brief the accommodation comprises entrance porch with leads into the entrance hall having staircase to the first floor and access to the cloakroom W.C which comprises a wall mounted hand wash basin and low level W.C. The spacious lounge has a Adams style fire surround with incorporated coal effect living flame fire, double glazed bay window and glazed French doors leading to the separate dining room which has PVCu double glazed French doors to the rear garden. The fitted breakfast kitchen has a range of modern white coloured high gloss units with integrated gas hob, electric oven beneath and canopy extractor hood above. Further integrated appliances include a dishwasher and fridge freezer. There is also a breakfast bar and storage cupboard located beneath the staircase and a double glazed side door.

The first floor landing provides access to the four good size bedrooms with the master bedroom having a range of fitted wardrobes and integrated shower cubicle. The family bathroom has a modern white coloured suite which comprises a panelled bath with shower unit above, vanity unit with incorporated hand wash basin and a low level W.C. The property also benefits from mains gas central heating and PVCu double glazing.

Outside the frontage has been block paved and provides off road parking for several vehicles and enclosed by a brick built wall. The enclosed good size rear garden must be seen to appreciate the size of the plot and is laid mainly to lawn with extensive paved patio area and enclosed by fencing. The garage is also a good size having plumbing for a washing machine and space for a tumble dryer.

The property is also located with in walking distance of the highly regarded Whitestone Infant School. Internal viewing is highly recommended.

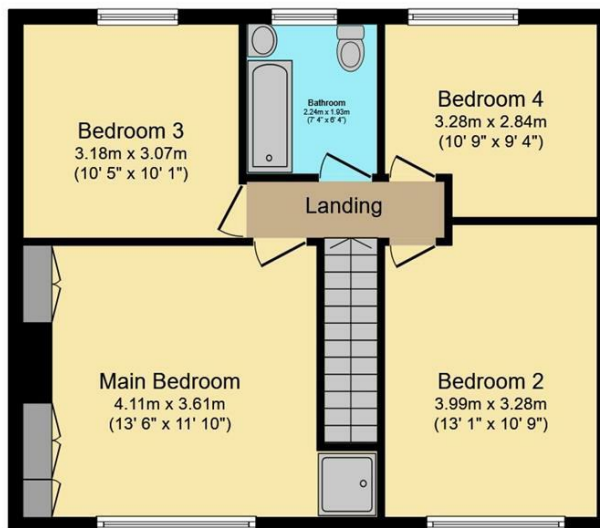






Ground Floor

Floor area 66.2 sq.m. (712 sq.ft.)



First Floor

Floor area 61.1 sq.m. (658 sq.ft.)

Total floor area: 127.3 sq.m. (1,370 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Key Features

- Much Improved & Extended Semi Detached House
- Entrance Hall & Cloakroom W.C
- Spacious Lounge & Dining Room
- Fitted Breakfast Kitchen
- Four Good Size Bedrooms
- Master Bedroom Has Fitted Wardrobes & Shower Cubicle
- Family Bathroom
- GFCH & PVCu Double Glazing
- Good Size Rear Garden
- Garage & Off Road Parking For Several Vehicles

**Reduced To
£387,500**

EPC Rating - C

Tenure - Freehold

Council Tax Band - C

Local Authority -
Nuneaton & Bedworth

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