



Hayloft Way, Nuneaton, CV11 7AD

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

Property Description

No Onward Chain

This home is the perfect purchase for any first time buyers looking to get onto the property ladder. Offered with no onward chain, situated on Hayloft Way, a newer development in Nuneaton in the catchment area of schools such as Higham Lane.

Briefly comprising; Downstairs W/C, open plan living with kitchen, two spacious bedrooms and bathroom. The exterior grants off road parking to the side with rear garden.

With gas fired central heating, double glazed windows, and NHBC warranty still valid - this property is ready to move in! Call us now for more information! Council tax band B & EPC rating B.





Ground Floor

Approx. 37.5 sq. metres (404.0 sq. feet)



First Floor

Approx. 37.5 sq. metres (404.0 sq. feet)



Total area: approx. 75.1 sq. metres (808.0 sq. feet)

All efforts have been made to ensure the measurements are accurate on this floor plan, however these are for guidance purposes only.

Plan produced using PlanUp.

Key Features

- No Onward Chain
- End Terrace Home
- Two Spacious Bedrooms
- Downstairs W/C
- Off Road Parking
- Sought After Location
- NHBC Warranty Valid
- Council Tax Band B & EPC Rating B

**Offers Over
£220,000**

EPC Rating - B

Tenure - Freehold

Council Tax Band - B

Local Authority -
NBBC

DISCLAIMER

All fixtures and fittings mentioned in these particulars are included in the sale, all others in the property are specifically excluded. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. These particulars are thought to be materially correct. Their accuracy is not guaranteed and they do not form part of any contract.

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