



3 bed semi-detached house to buy in CV10

Bucks Hill, Nuneaton, Warwickshire, CV10 9LE

£125,000 Starting Bid

 x3  x1  x2

Tenure

Freehold

On Street parking

Property features

- ✓ Being Sold via Secure Sale online bidding. Terms & Conditions apply
- ✓ Immediate 'exchange of contracts' available
- ✓ Lounge
- ✓ Dining Room
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: **Band A**
- ✓ EPC Rating: **D**
- ✓ Heating supply: **Gas**
- ✓ Electric supply: **National Grid**
- ✓ Water supply: **Direct mains water**
- ✓ Broadband: **FTTC (fibre to the cabinet)**
- ✓ Mobile signal: **Good**

Description

Being sold via Secure Sale online bidding. Terms & Conditions apply.

This property will be legally prepared enabling any interested buyer to secure the property immediately once their bid/offer has been accepted. Ultimately a transparent process which provides speed, security and certainty for all parties.

This three bedroom semi-detached house is situated in a popular location within easy reach of the local shops and amenities. The accommodation features: lounge, dining room, kitchen, wet room, three bedrooms. Externally there is a garden to the rear with a summer house, wooden shed and brick built storage. There is potential to convert the property into flats subject to usual consents. The property is offered with no onward chain.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £125,000

Property Type: Semi-detached house

Parking: On Street

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTC (fibre to the cabinet)

Mobile signal coverage: Good

Lounge

Door to front, double glazed window to front, gas fire, radiator.

Dining Room

Double glazed window to rear, radiator, stairs to first floor, door to kitchen.

Kitchen

Double glazed window to side, wall and base unit cupboards and drawers, single bowl stainless steel sink and drainer, wall mounted gas central heating, gas cooker point with cooker hood, space for washing machine, door to garden, door to wet room.

Wet Room

Opaque double glazed window to side, electric shower, low level WC, wash hand basin, heated towel rail.

Bedroom One

Double glazed window to front, fireplace, built in wardrobe, radiator.

Bedroom Two

Double glazed window to rear, radiator.

Bedroom Three

Double glazed window to rear, radiator.

Garden

Mainly laid to patio with timber garden shed.

Ground Floor
Approx. 44.1 sq. metres (474.9 sq. feet)



First Floor
Approx. 47.7 sq. metres (513.2 sq. feet)



Total area: approx. 91.8 sq. metres (988.0 sq. feet)

This Plan is for illustration purposes only.
Plan produced using PlanUp.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		81
(69-80) C		
(55-68) D	56	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

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Contact your local branch today for more information on this property:

32 High Street, Chatteris, Cambridgeshire, PE16 6BG, Tel: 01354 697804, admin@kavanaghhayes.co.uk, www.kavanaghhayes.co.uk

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