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Herbert Street, Nuneaton
CV10 7DX
£149,950

Freehold - Nuneaton & Bedworth Band: A - EPC: D

Nestled in the charming area of Stockingford, Nuneaton, this delightful traditional two-bedroom mid-terrace home offers a perfect blend of comfort and convenience. Built in 1920, the property boasts a characterful exterior that reflects its historical roots while providing modern living standards.

Upon entering, you are welcomed into a spacious open lounge and dining room, ideal for both relaxation and entertaining. The fitted kitchen is practical and functional, leading seamlessly to a lovely conservatory that invites natural light and offers a tranquil space to unwind.

The property features two well-proportioned bedrooms, providing ample space for rest and personalisation. The shower room is conveniently located, catering to the needs of a small family or professionals alike.

Situated in a quiet location, this home is just a stone's throw away from local shops, schools, and various amenities, making it an excellent choice for those seeking a community-oriented lifestyle. The property benefits from gas central heating and double glazing throughout, ensuring warmth and energy efficiency.

With no upward chain, this charming home is ready for you to move in and make it your own. Whether you are a first-time buyer or looking to downsize, this property presents a wonderful opportunity to enjoy comfortable living in a desirable area.







Lounge/Dining Room
23'7" x 11'10" (7.20m x 3.60m)
Entrance via front door with double glazed window to front, wooden surround for fireplace and radiator.

Kitchen
8'10" x 11'10" (2.70m x 3.60m)
Fully tiled fitted with a matching range of base and eye level units with worktop space over, stainless steel sink unit with single drainer, fitted four ring gas hob with extractor hood over, eye level fan assisted oven, plumbing/space for further appliances, double glazed window to rear and door to:

Conservatory
With double glazed windows to side and rear, with double glazed french doors and further door to rear and radiator.

Landing
Doors off to various rooms.

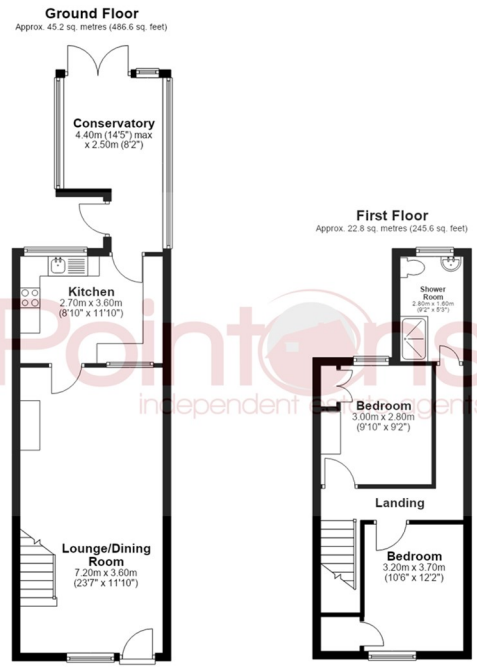
Bedroom
10'6" x 12'2" (3.20m x 3.70m)
With double glazed window to front, storage cupboard and radiator.

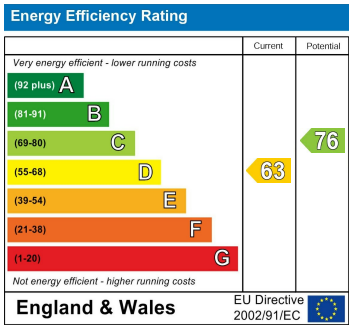
Bedroom
9'10" x 9'2" (3.00m x 2.80m)
With double glazed window to rear, storage cupboard containing combination boiler and radiator.

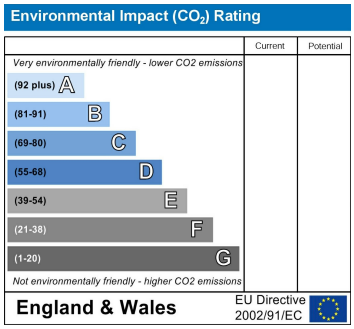
Shower Room
9'2" x 5'3" (2.80m x 1.60m)
Fitted with a shower cubicle with glass screen, low level WC, hand wash basin with pedestal taps, radiator and obscure double glazed window to rear.

Outside
To rear an enclosed patio garden.

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.













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