

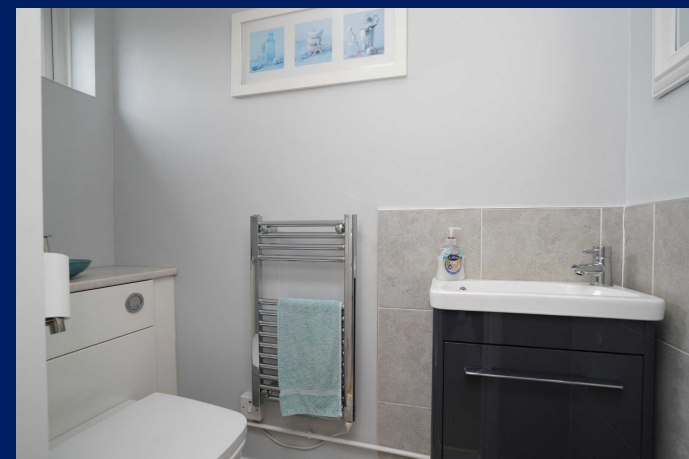


Alice Close, Bedworth, Warwickshire, CV12
0BS

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Asking Price: £290,000
Freehold





Occupying a pleasant residential position, this well-maintained and deceptively spacious three bedroom semi detached family home offers approximately 1,200 sq. ft. of versatile accommodation, making it an ideal purchase for growing families and professional couples alike.

The property is approached via an enclosed porch which leads into a welcoming entrance hallway with guest WC and stairs rising to the first floor. The ground floor has been thoughtfully extended to the rear, creating a superb open plan lounge and dining area spanning the full depth of the property. This bright and spacious living space enjoys views over the rear garden and benefits from French doors opening onto the patio, providing an ideal setting for both everyday family living and entertaining guests.

The fitted kitchen offers an excellent range of shaker style wall and base units with extensive work surface space and ample room for appliances. A useful internal door provides access to the integral garage, offering further storage potential or scope for conversion, subject to the necessary consents.

To the first floor, the landing provides access to three well-proportioned bedrooms, including two generous double bedrooms and a comfortable single bedroom, all served by a modern family Shower room fitted with a white suite.

Externally, the property continues to impress with a particularly attractive and well-maintained rear garden. Predominantly laid to lawn with mature planted borders, paved seating areas and useful garden storage, the garden provides a wonderful outdoor space for families to enjoy. To the front, there is driveway parking and access to the integral garage.

Situated within easy reach of local amenities, reputable schools, transport links and commuter routes, this fantastic family home is presented to a high standard throughout and early viewing is highly recommended. EPC rating = TBC, Council Tax Band: C

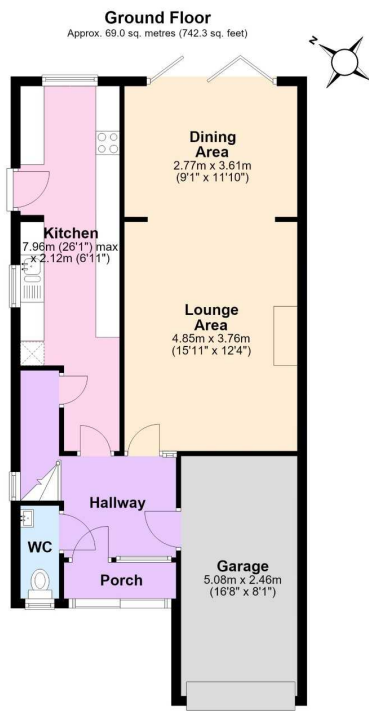


- Extended three-bedroom semi detached home
- Spacious lounge/dining room
- Fitted kitchen
- Guest WC
- Family Shower Room
- Integral garage
- Driveway parking
- Generous landscaped rear garden
- Approx. 1,200 sq. ft.
- Viewing highly recommended

ADDITIONAL INFORMATION

EPC: TBC

Council Tax band: C



Total area: approx. 111.1 sq. metres (1196.1 sq. feet)

For illustrative purposes only. Whilst every attempt has been made to ensure the plan is accurate and presents the property in the best way, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement.
Plan produced using PlanUp.

Ground Floor

Enclosed Entrance Porch

Entrance Hallway

Guest WC

Lounge 15'11" x 12'4" (4.85m x 3.76m)

Dining Area 11'10" x 9'1" (3.6m x 2.77m)

Extended Fitted Kitchen 26'1" x 6'11" (7.95m x 2.1m)

Integral Garage 16'8" x 8'1" (5.08m x 2.46m)

First Floor

Landing

Bedroom One 13'3" x 12' (4.04m x 3.66m)

Bedroom Two 11'2" x 10'6" (3.4m x 3.2m)

Bedroom Three 9'3" x 8'11" (2.82m x 2.72m)

Family Shower Room 7'5" x 5'5" (2.26m x 1.65m)

Outside

Front Driveway

Rear Garden

Patio Seating Area

We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Reeds Rains.

FOR MORE DETAILS CONTACT

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