



## 21 BRONZE CLOSE

NUNEATON, CV11 4YD

£1,050 PER MONTH

Well presented two bedroom semi detached house on the popular Maple Park development, benefiting from double glazing and gas central heating, the property briefly comprises; Entrance hall, spacious lounge, fitted kitchen/dining room, landing, two good size bedrooms and fitted bathroom. Externally the property benefits from front and rear gardens, driveway parking and garage. Available now.



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- Well presented two bedroom semi detached
- Spacious lounge
- Fitted kitchen/dining room
- Two good size bedrooms
- Front & rear gardens
- Driveway & Garage
- Available now
- No smokers



### Entrance hall

With stairs rising to first floor and radiator.

### Lounge

13' 11" x 9' 7" (4.25m x 2.93m) Minimum Double glazed window to front aspect, radiator, television point and under stair recess.

### Kitchen

12' 8" x 9' 5" (3.86m x 2.88m) Double glazed window and door to rear aspect, fitted with a range of eye and base level units with contrasting roll top work surfaces over, integral gas hob with electric oven beneath and extractor canopy above, ceramic tiled splash backs and flooring, single drainer sink unit, plumbing for washing machine, extractor fan, radiator and wall mounted boiler.

### Landing

With access to loft space and doors to;

### Bedroom One

12' 9" x 8' 3" (3.89m x 2.51m) Double glazed window to rear aspect, radiator, television and telephone points

### Bedroom Two

9' 7" x 8' 6" (2.91m x 2.60m) Double glazed box bay window to front aspect, radiator, large built in storage cupboard housing how water tank.

### Bathroom

Fitted white suite comprising low level WC, pedestal wash hand basin, panelled bath with shower over,

extractor fan, radiator, opaque double glazed window to side aspect and ceramic tiled walls and flooring

### Front Garden

Laid mainly to lawn with barked borders and driveway parking leading to;

### Garage

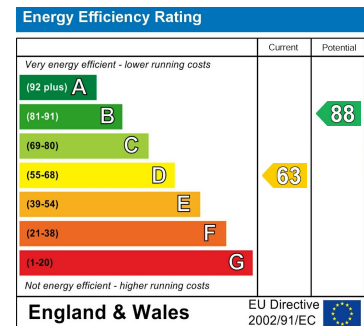
With metal up and over door, lighting and power

### Rear Garden

Laid mainly to lawn with borders, full width paved patio with dwarf retaining wall and courtesy door to garage.

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**EPC Rating: D    Council Tax Band: B**

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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