



35 Epsom Close, Bedworth

Bedworth

£260,000



**SHELDON  
BOSLEY  
KNIGHT**

LAND AND  
PROPERTY  
PROFESSIONALS

# 35 Epsom Close

Bedworth, Bedworth

This beautifully presented three bedroom semi detached house offers an ideal opportunity for those seeking a spacious and comfortable home in a popular residential area. The property welcomes you with a generous entrance hall that leads to a bright and airy lounge and dining room, providing ample space for both relaxation and entertaining guests. The adjoining conservatory creates a versatile additional living area, perfect for use as a family room or home office, and benefits from plenty of natural light. The modern kitchen is fitted with a contemporary range of units with integrated fridge/freezer and features a built-in hob and oven, making it well suited for keen cooks and busy households alike. Upstairs, you will find three well proportioned bedrooms, each offering a pleasant outlook and flexibility for use as sleeping accommodation. There is also a range of fitted wardrobes located in the master bedroom. The family bathroom is fitted with a white coloured suite, including a bath with shower over, wash basin, and WC. The property further benefits from gas central heating and PVCu double glazing. Outside there are gardens laid to lawn to both the front and rear elevations. Additional features include a driveway providing off road parking, making this home practical for families.

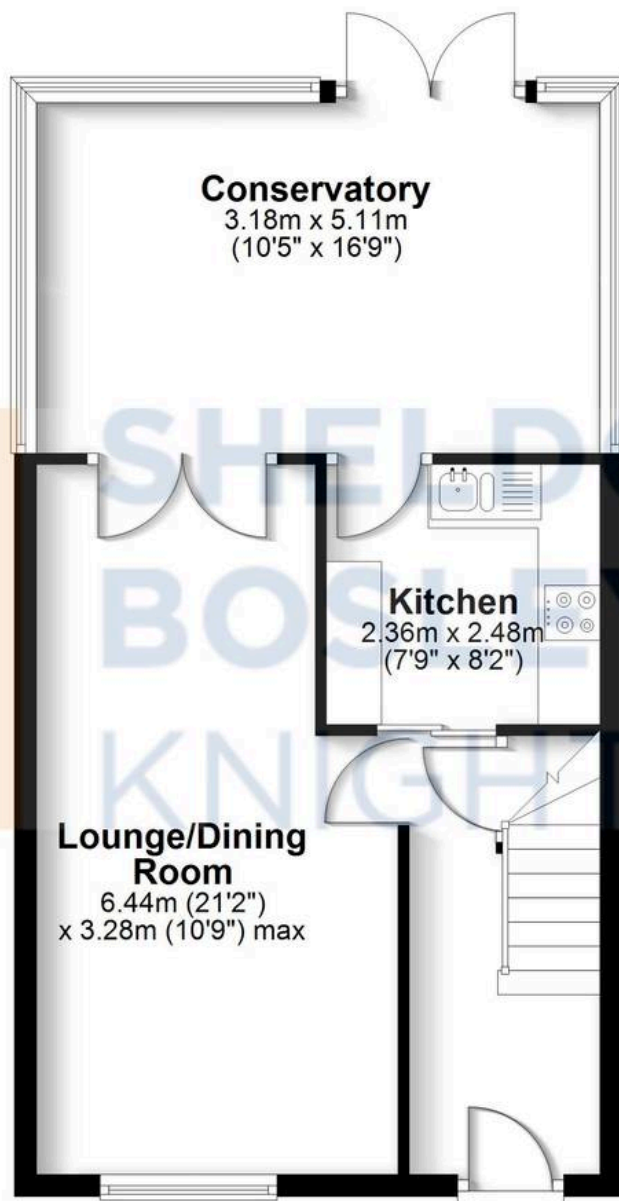
This attractive semi detached property combines modern features with a welcoming layout, making it a superb choice for those looking to move straight in and enjoy everything the home has to offer. This house is sure to appeal to a wide range of buyers, from growing families to professionals seeking a convenient and stylish place to call home. Early





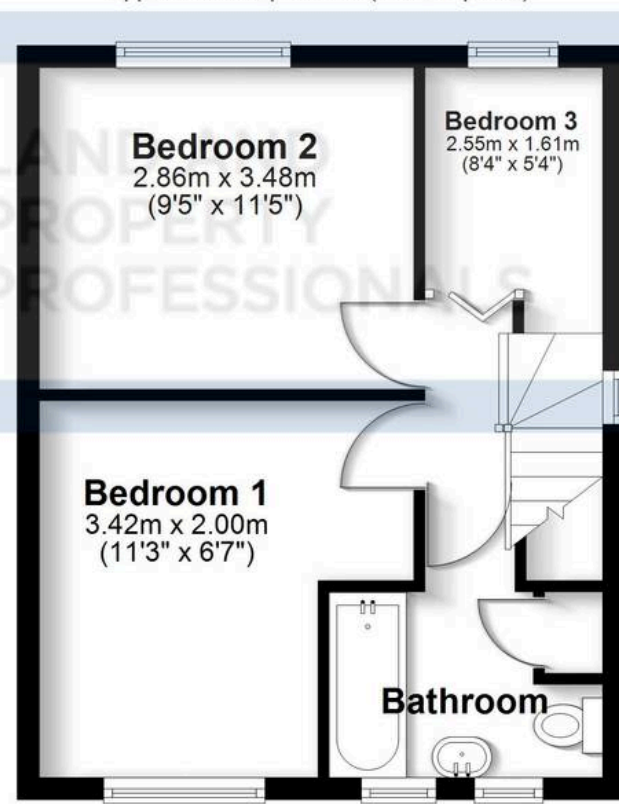
## Ground Floor

Approx. 49.7 sq. metres (534.8 sq. feet)



## First Floor

Approx. 34.1 sq. metres (366.6 sq. feet)



Total area: approx. 83.8 sq. metres (901.5 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.



## Sheldon Bosley Knight Nuneaton

Sheldon Bosley Knight, 39 Newdegate Street, Nuneaton - CV11 4ER

02476374949 • [nuneaton@sheldonbosleyknight.co.uk](mailto:nuneaton@sheldonbosleyknight.co.uk) • [www.sheldonbosleyknight.co.uk/](http://www.sheldonbosleyknight.co.uk/)