



Camp Hill Road
Nuneaton
Warwickshire
CV10

Offers in Excess of £140,000

bettermove

Camp Hill Road

Nuneaton

Bettermove are proud to present this 2 bedroom semi-detached house in Nuneaton, available with no forward chain.

This property benefits from double glazing, and gas central heating throughout, with off road parking available via the driveway.

The council tax band is A.

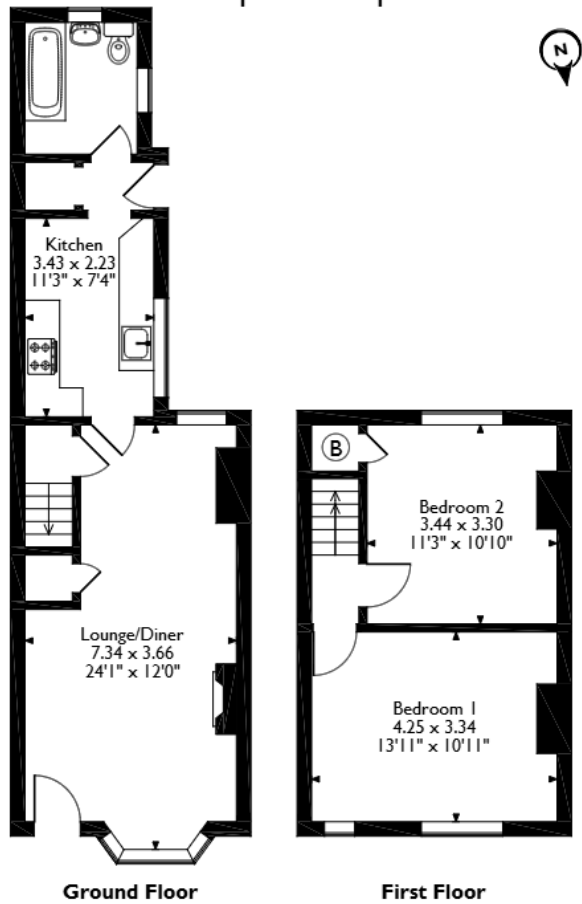
The interior of this beautifully presented property comprises a spacious living/dining area, fitted kitchen, and the family bathroom on the ground floor. The first floor consists of two generously sized bedrooms. The exterior boasts a private rear garden, mainly laid to lawn, through the gate, there is a further large garden, perfect for enjoying the summer months.

Located in the popular town of Nuneaton, the property is close to a range of amenities, including shops, supermarkets, restaurants, pubs, and schools. Excellent transport links can be found from Nuneaton Train Station (2.3 miles), a variety of local bus routes, and quick access to the A5, leading to the M42, and M69.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove.



Camp Hill Road, Nuneaton, Warwickshire
Approximate Gross Internal Area
70 Sq M/753 Sq Ft



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

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92+) A		81
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	52	
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales		EU Directive 2002/91/EC



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