

Jelson HOMES
FOR GENERATIONS

Lockley Gardens

The Long Shoot, Nuneaton, Warwickshire, CV11 6JW

Lockley Gardens is located in the bustling Warwickshire town of Nuneaton. These new homes for sale in Nuneaton are ideally placed for commuting to Coventry, Birmingham and Leicester.

Especially as there is a direct rail service to London, with journey times as fast as just one hour*. Birmingham & East Midlands Airports are also only a short distance away, so hopping on a flight couldn't be easier.

Nuneaton is a great place to call home, with a strong sense of community and offering everything that you would expect of a large, established town, with a good range of independent shops as well as many of the big high street names. Many families are also looking for new homes in Nuneaton due to the varied choice of primary and secondary schools and the selection of bars, eateries and leisure facilities.

A little further afield, but easily reachable, the city centres of Birmingham and Leicester offer an even wider range of amenities.

*Source: Trainline.com

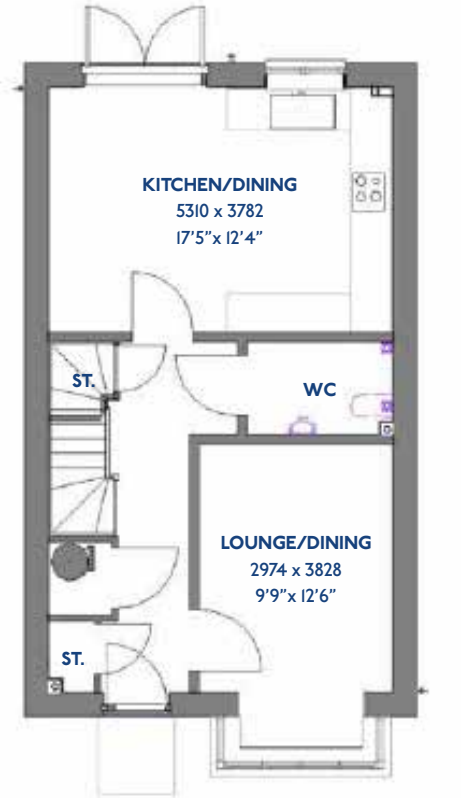
FOR OVER 130 YEARS

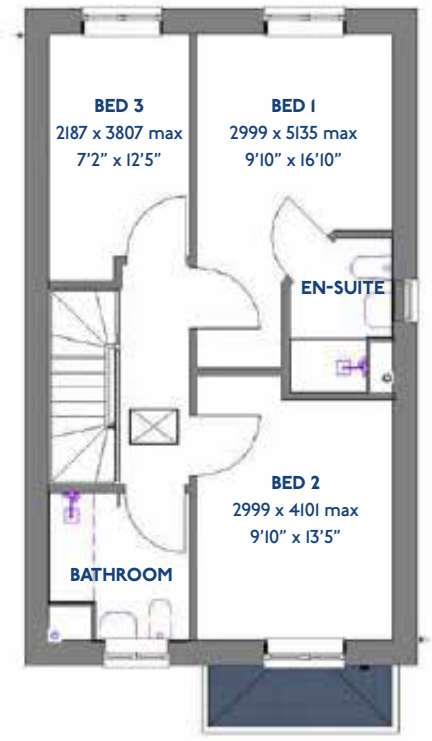
JD329N

The Blossom

3 bed detached house







*Please note this property can be built in brick or render.

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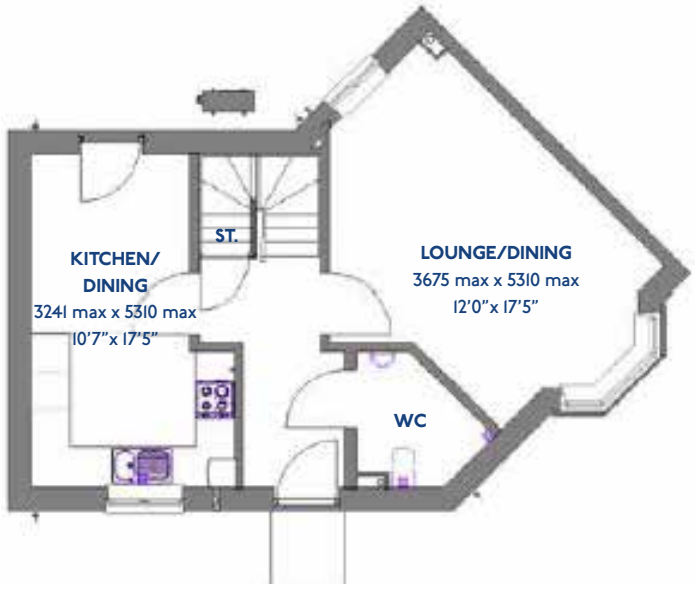
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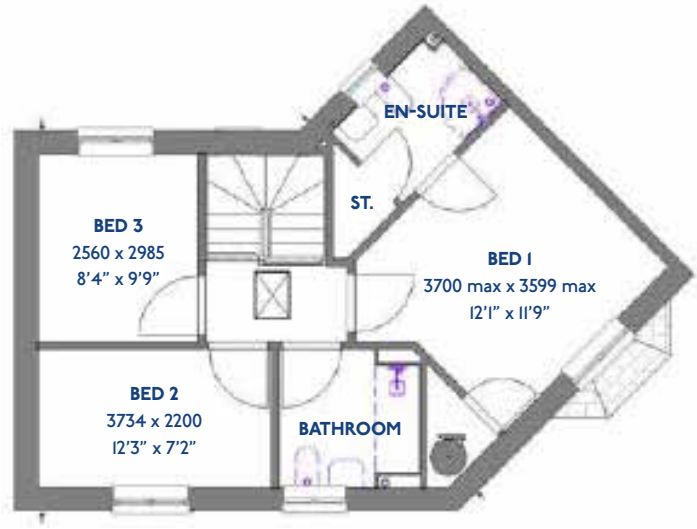
JS322N

The Exton

3 bed semi-detached house







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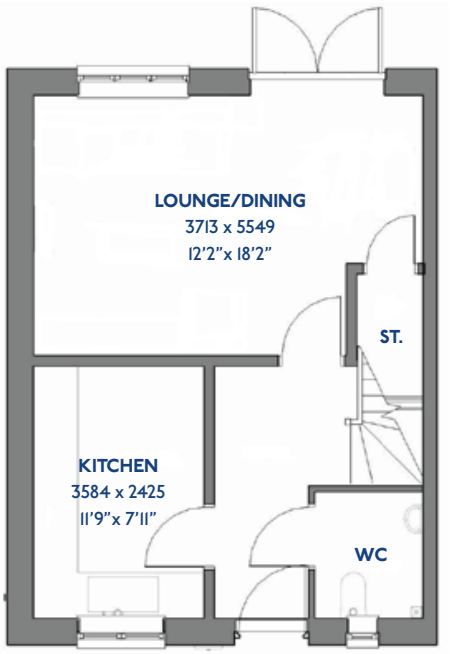
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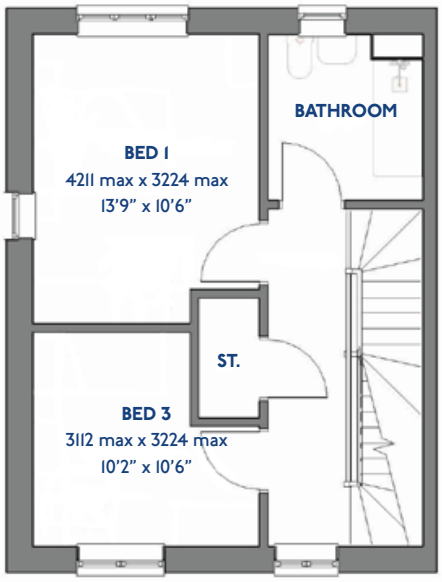
JS318N

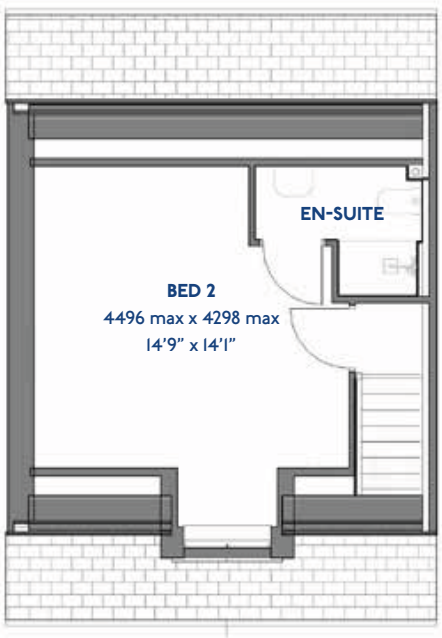
The Heron

3 bed semi-detached house









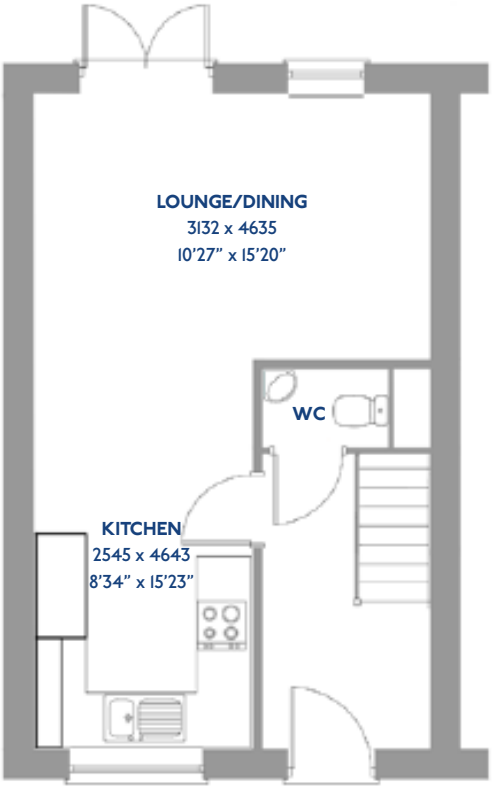
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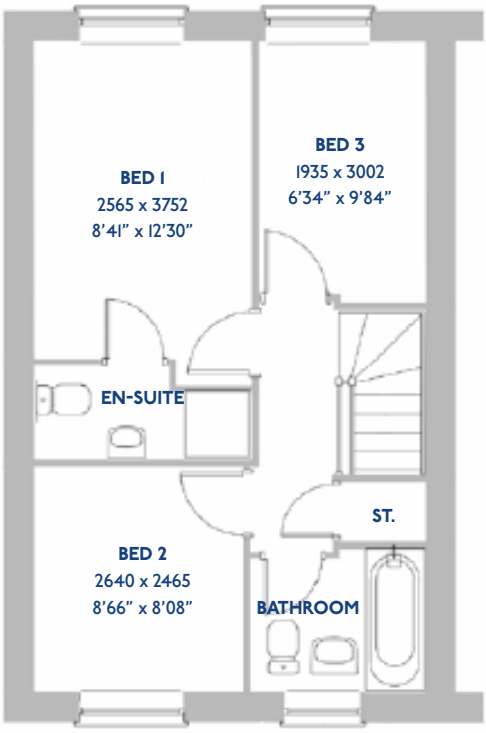
JS304

The Plover

3 Bed Semi-Detached / Terrace House







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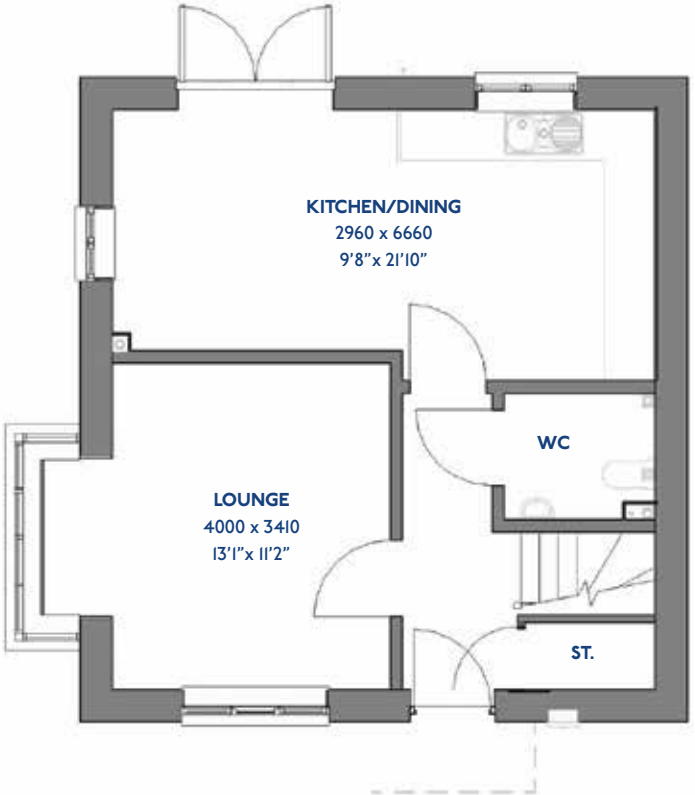
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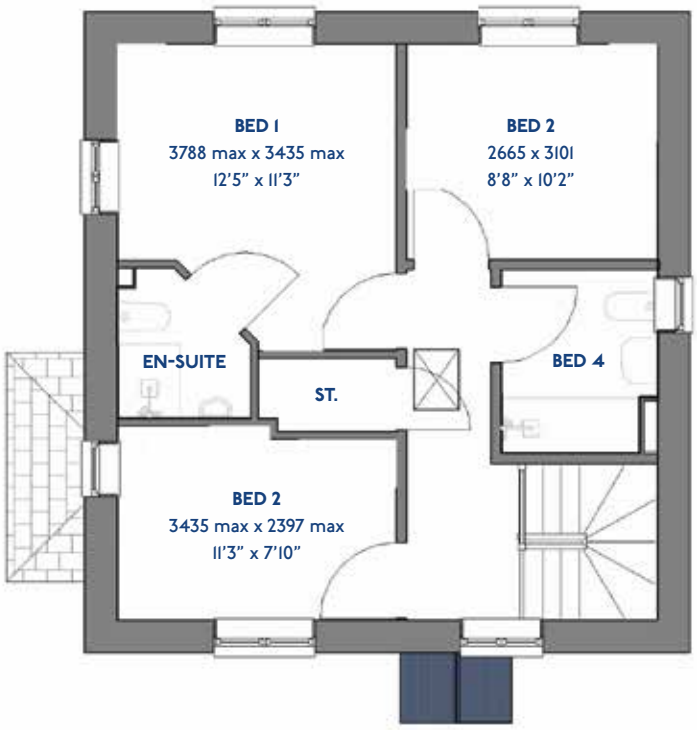
JD33IN

The Redpoll

3 bed detached house







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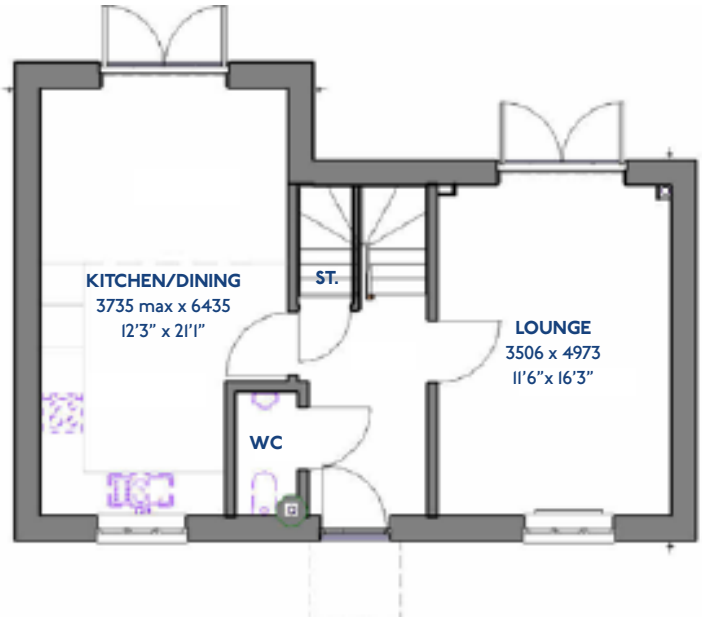
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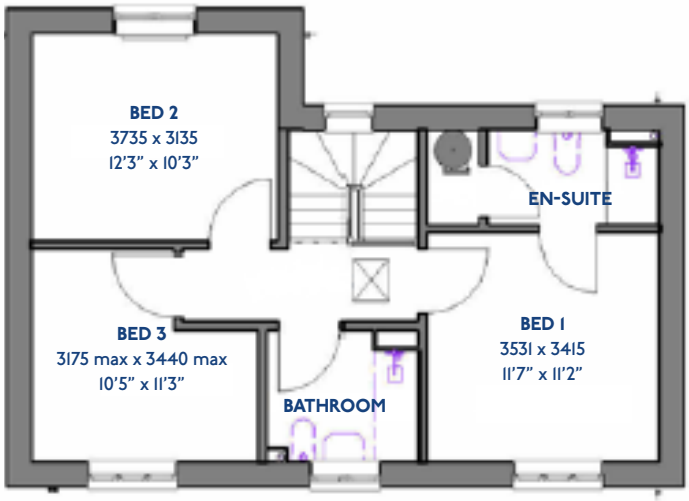
JD315N

The Whinchat

3 bed detached house







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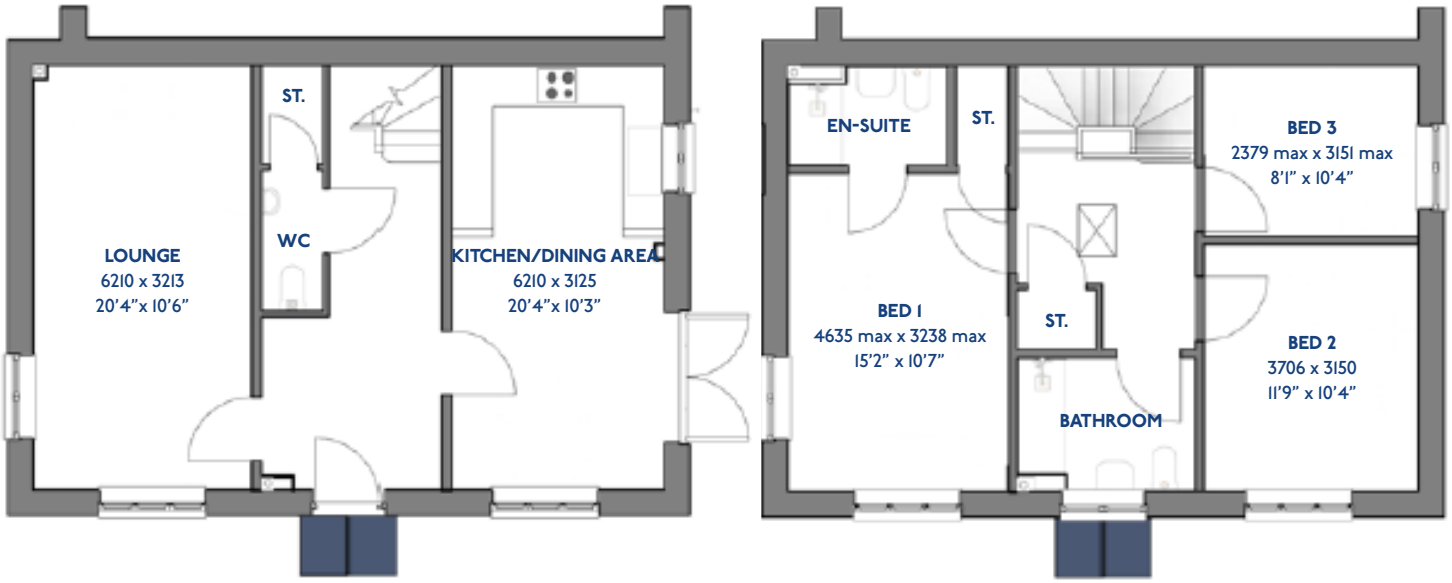
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JS326N

The Woodlark

3 bed semi-detached house





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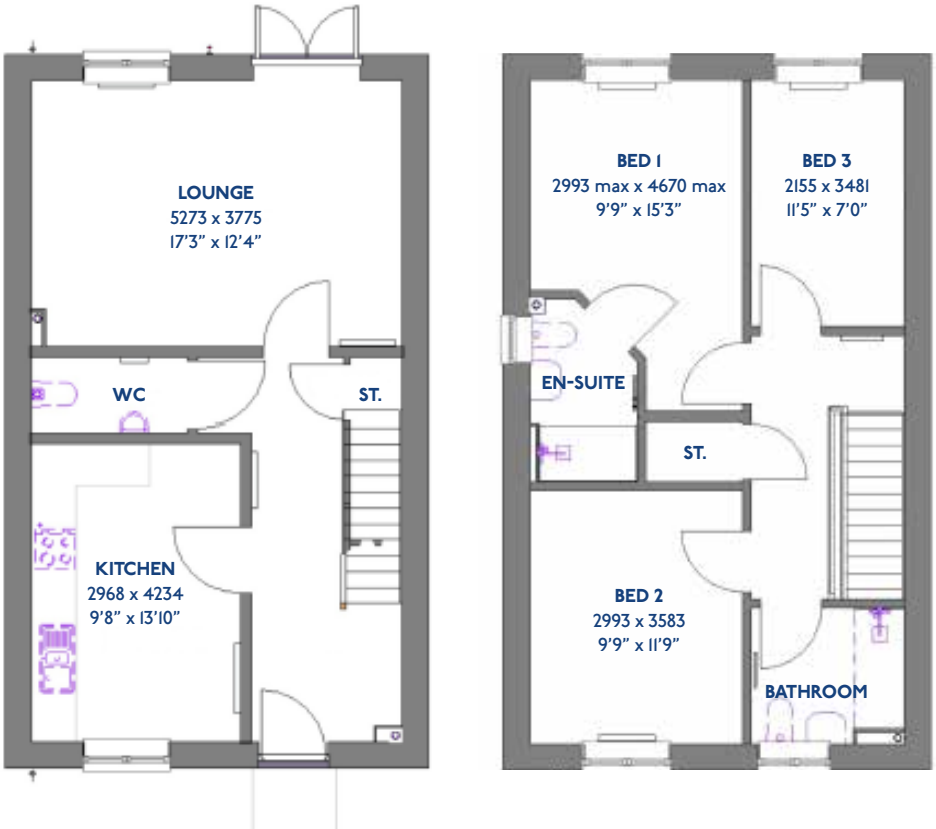
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JD319L & JD319

The Willowby

3 bed detached house





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Specification

Internal	2 bedroom semi-detached	3 bedroom semi-detached	3 bedroom detached	4 bedroom detached	5 bedroom detached
Solid internal walls to ground and first floor	■	■	■	■	■
White emulsion paint throughout	■	■	■	■	■
Oak internal doors				■	■
Quality British carpets	■	■	■	■	■
Selection of vinyl flooring	■	■	■	■	■
Cat5 socket and TV point to lounge and bedroom 1	■	■	■	■	■

Kitchen	2 bedroom semi-detached	3 bedroom semi-detached	3 bedroom detached	4 bedroom detached	5 bedroom detached
Porcelanosa® ceramic floor and wall tiling	■	■	■		
Porcelanosa® ceramic flooring				■	■
Quartz kitchen worktops with quartz upstands				■	■
Laminate kitchen worktops	■	■	■		
Integrated fridge/freezer	■	■	■	■	■
Integrated dishwasher	■	■	■	■	■
Single bowl stainless-steel sink	■	■			
1.5 bowl stainless-steel sink			■		
1.5 bowl undermount stainless-steel sink				■	■
Stainless-steel splashback				■	■
Extractor hood	■	■	■	■	■
4 burner Bosch® hob	■	■	■		
5 burner Bosch® hob				■	■
Bosch® single oven	■	■		■	■
Bosch® double oven			■		
Bosch® microwave combination oven				■	■
Provision for washing machine	■	■	■		

Utility	2 bedroom semi-detached	3 bedroom semi-detached	3 bedroom detached	4 bedroom detached	5 bedroom detached
Porcelanosa® ceramic floor and wall tiling				■	■
Provision for washing machine				■	■
Laminate worktop				■	■

Bathroom	2 bedroom semi-detached	3 bedroom semi-detached	3 bedroom detached	4 bedroom detached	5 bedroom detached
White sanitaryware	■	■	■	■	■
Half-height Porcelanosa® wall tiling	■	■	■	■	■
Full-height wall tiling to shower area	■	■	■	■	■
Thermostatic shower over bath	■	■	■	■	■
Shaver socket	■	■	■	■	■

En-suites	2 bedroom semi-detached	3 bedroom semi-detached	3 bedroom detached	4 bedroom detached	5 bedroom detached
White sanitaryware		■	■	■	■
Half-height Porcelanosa® wall tiling		■	■	■	■
Thermostatic shower		■	■		
Thermostatic rainfall shower to en-suite 1				■	■
Shaver socket		■	■	■	■

Heating & comfort	2 bedroom semi-detached	3 bedroom semi-detached	3 bedroom detached	4 bedroom detached	5 bedroom detached
Heated electric chrome towel rail to all bathrooms and en-suites	■	■	■	■	■
uPVC windows	■	■	■	■	■
Marley SolarTile® panels	■	■	■	■	■
Baxi® Assure Air Source Heat Pump for hot water and heating	■	■	■	■	■

External	2 bedroom semi-detached	3 bedroom semi-detached	3 bedroom detached	4 bedroom detached	5 bedroom detached
Front and rear garden turf laid (where applicable)	■	■	■	■	■
Fenced rear garden	■	■	■	■	■
Outside tap	■	■	■	■	■
Light and power to garage			■	■	■
VEVA® domestic EV charger (untethered)	■	■	■	■	■

Security & peace of mind	2 bedroom semi-detached	3 bedroom semi-detached	3 bedroom detached	4 bedroom detached	5 bedroom detached
Alarm system			■	■	■
Security locks to all external doors	■	■	■	■	■
Security lighting	■	■	■	■	■
Door bell				■	■
Smoke detector	■	■	■	■	■
NHBC 10-year warranty	■	■	■	■	■

10 year NHBC warranty

NEW HOMES QUALITY CODE

Please note: This information is only for guidance. Jelson Limited reserve the right to make alterations as necessary in respect of design, dimensions and finish of properties. You are advised to check with our Sales Staff regarding choices and fittings in particular house types. Where an option is indicated, this is subject to the building stage and whether materials have already been ordered. The company's policy is one of continuous improvement both in design and construction and we must therefore, reserve the right to make amendments without notice. The details contained in this leaflet do not form part of, or constitute warranty or part of any contract.

Development Plan

- **The Amber** 2 bedroom homes
- **The Violet** 2 bedroom homes
- **The Exton** 3 bedroom homes
- **The Plover** 3 bedroom homes
- **The Woodlark** 3 bedroom homes
- **The Heron** 3 bedroom homes
- **The Blossom** 3 bedroom homes
- **The Redpoll** 3 bedroom homes
- **The Whinchat** 3 bedroom homes
- **The Siskin** 4 bedroom homes
- **The Cardinal** 4 bedroom homes
- **The Kingfisher** 4 bedroom homes
- **The Maple** 4 bedroom homes

* Red Brick	^ Grey Tiles
* Buff Brick	^ Red Tiles
# Part Render (Off White)	+ Solar Panels

Lockley Gardens, Nuneaton - Phase 2



Please note: This site layout is for illustrative purposes only and is not to scale.

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