



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

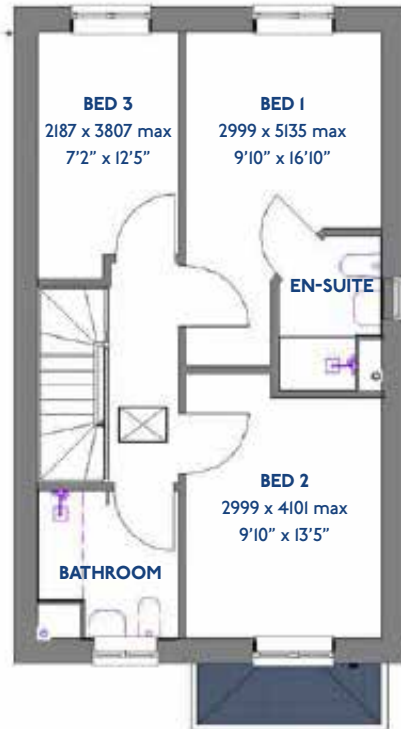
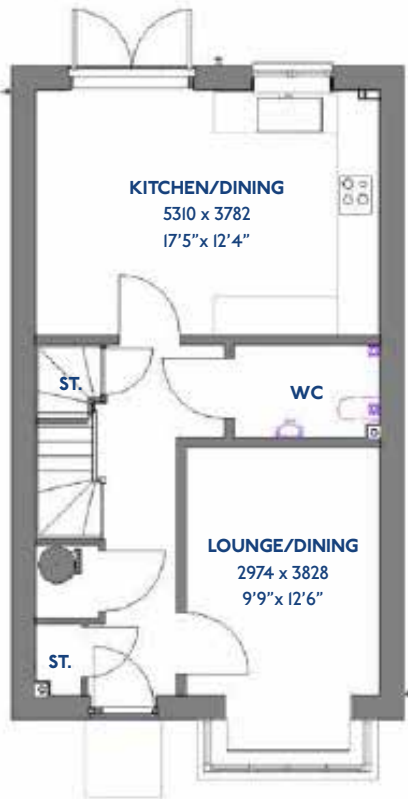


Phase 2

JD329N

The Blossom

3 bed detached house



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

Specification

The Blossom: 3 bed detached house

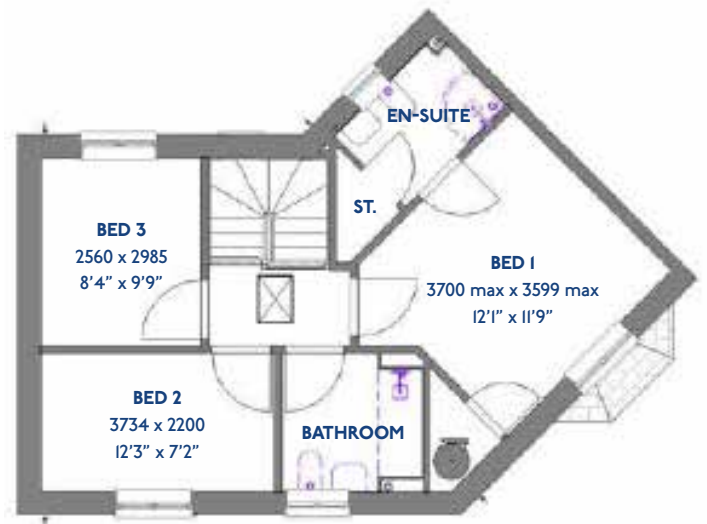
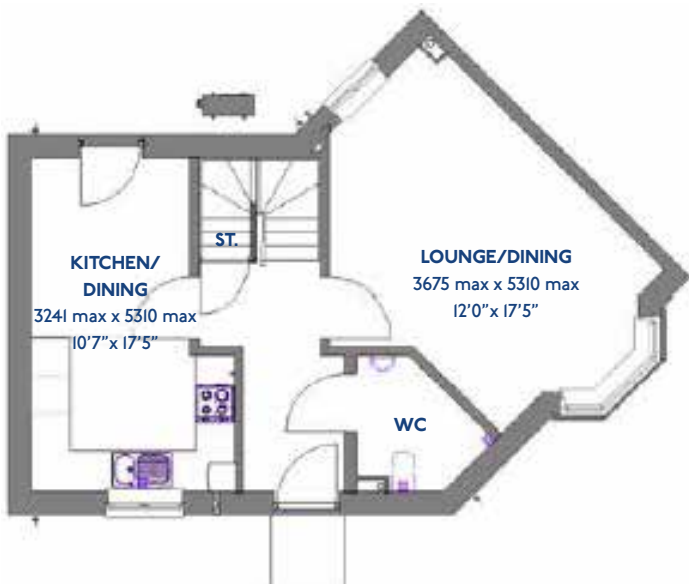
- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, soits and fascias.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Double oven in tall housing, Induction Hob and Flat Bottom Canopy Chimney. Under Pelmet lighting to wall units. A one & half bowl Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- ♦ Ceramic flooring to Kitchen only.
- ♦ Baxi Assure Air Source Heat Pump for hot water and heating with Solar Panels.
- ♦ White sanitary ware with co-ordinating wall tiles & white downlighters to Bathrooms. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Thermostatic shower to En-Suite with co-ordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & En-Suite.
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge, Bed 1 & Kitchen/Diner.
- ♦ Intruder Alarm system.
- ♦ Smoke detectors and security locks to all external doors. External light to front and rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens (where applicable).
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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JS322N

The Exton

3 bed semi-detached house



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

0116 266 1541

jelson.co.uk/nuneaton

Specification

The Exton: 3 bed semi-detached house

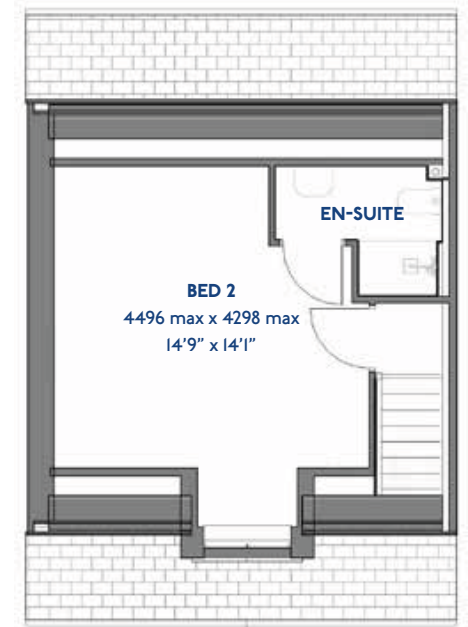
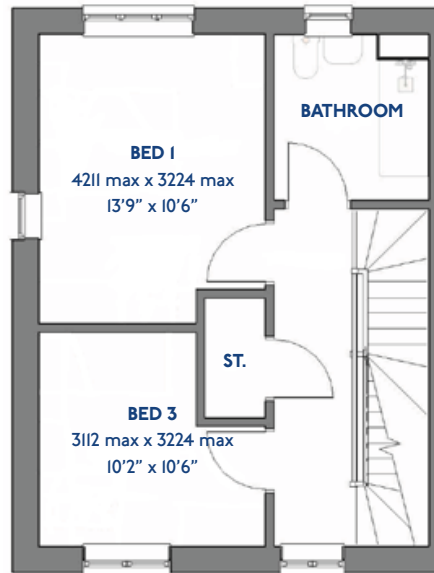
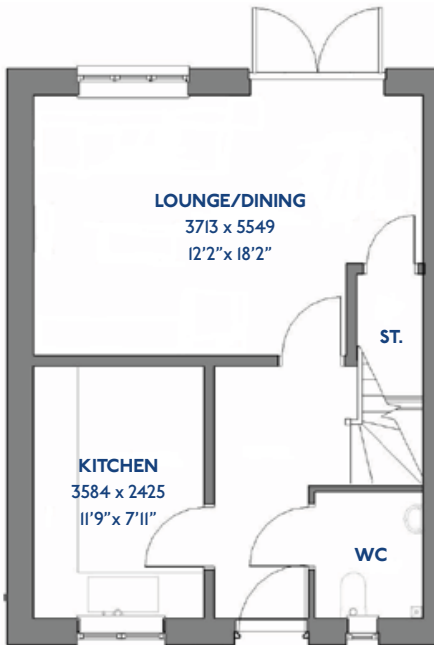
- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, soits and fascias.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Single Oven in tall housing, 4 Burner Induction Hob and Flat Bottom Canopy Chimney. A single bowl Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- ♦ Ceramic flooring to Kitchen only.
- ♦ Baxi Assure Air Source Heat Pump for hot water and heating with Solar Panels.
- ♦ White sanitary ware with co-ordinating wall tiles & white downlighters to Bathrooms. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Thermostatic shower to En-Suite with co-ordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & En-Suite.
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed I & Study (if applicable). TV aerial point in Lounge and Bed I. Two mains sockets in Kitchen & Bedroom I.
- ♦ Wiring only for future Intruder Alarm for keypad and bell box.
- ♦ Smoke detectors and security locks to all external doors. External light to front and rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens (where applicable).
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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JS318N

The Heron

3 bed semi-detached house



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0116 266 1541

jelson.co.uk/nuneaton

Specification

The Heron: 3 bed semi-detached house

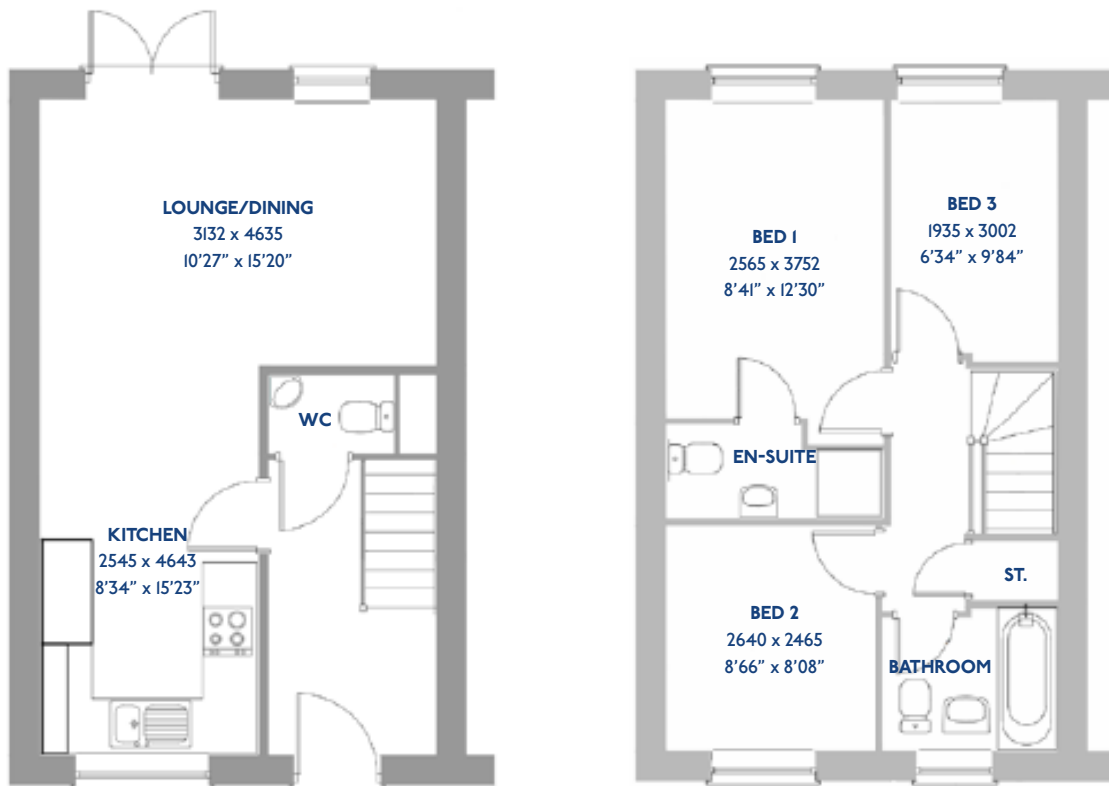
- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, soffits and fascias.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Single Oven in tall housing, 4 Burner Induction Hob and Flat Bottom Canopy Chimney. A single bowl Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- ♦ Ceramic flooring to Kitchen only.
- ♦ Baxi Assure Air Source Heat Pump for hot water and heating with Solar Panels.
- ♦ White sanitary ware with co-ordinating wall tiles & white downlighters to Bathrooms. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Thermostatic shower to En-Suite with co-ordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & En-Suite.
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge and Bed 1. Two mains sockets in Kitchen & Bedroom 1.
- ♦ Wiring only for future Intruder Alarm for keypad and bell box.
- ♦ Smoke detectors and security locks to all external doors. External light to front and rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens (where applicable).
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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JS304

The Plover

3 Bed Semi-Detached / Terrace House



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Specification

The Plover: 3 Bed Semi-Detached / Terrace House

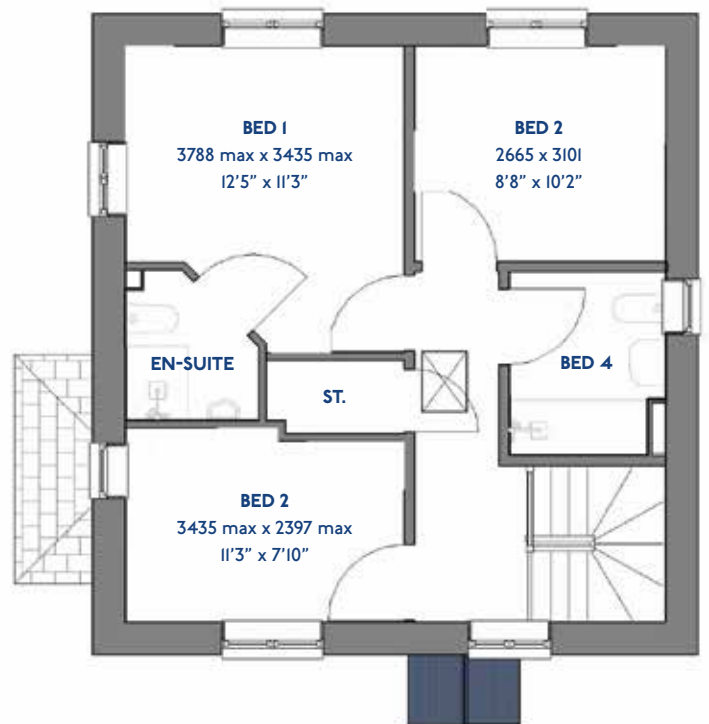
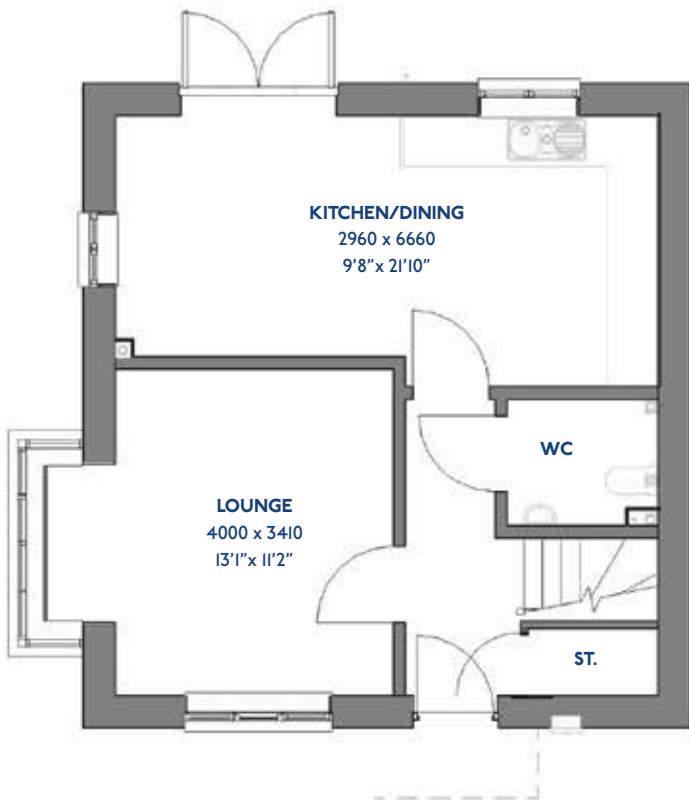
- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, soffits and fascias.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Single Oven in tall housing, 4 Burner Gas Hob and Flat Bottom Canopy Chimney. A single bowl Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen.
- ♦ Ceramic flooring to Kitchen only.
- ♦ Full gas central heating with thermostat & Solar Panels.
- ♦ White sanitary ware with co-ordinating wall tiles & white downlighters to Bathrooms. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Thermostatic shower to En-Suite with co-ordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & En-Suite.
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge, Bed 1 & Kitchen/Diner. Two mains sockets in Kitchen & Bedroom 1.
- ♦ Wiring only for future Intruder Alarm for keypad and bell box.
- ♦ Smoke detectors, Carbon Monoxide Alarm and security locks to all external doors. External light to front and rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens (where applicable).
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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JD331N

The Redpoll

3 bed detached house



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

Specification

The Redpoll: 3 bed detached house

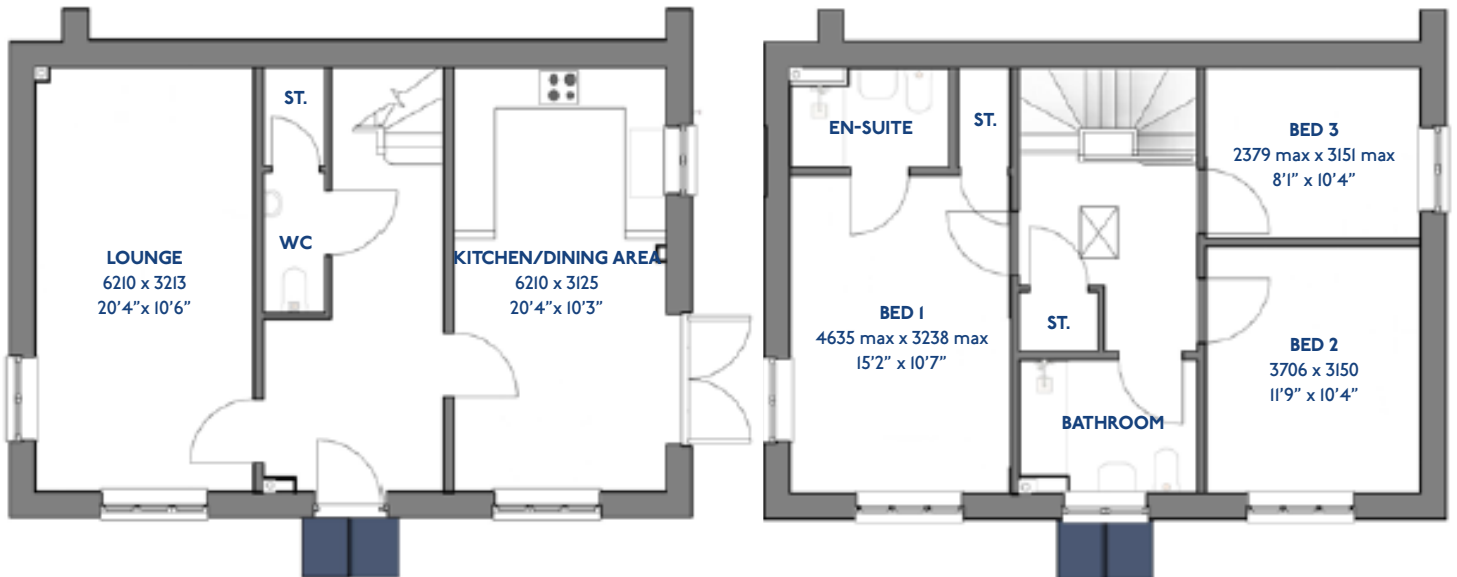
- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, so its and fascias.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Double oven in tall housing, Induction Hob and Flat Bottom Canopy Chimney. Under Pelmet lighting to wall units. A one & half bowl Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- ♦ Ceramic flooring to Kitchen only.
- ♦ Baxi Assure Air Source Heat Pump for hot water and heating with Solar Panels.
- ♦ White sanitary ware with co-ordinating wall tiles & white downlighters to Bathrooms. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Thermostatic shower to En-Suite with co-ordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & En-Suite.
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge, Bed 1 & Kitchen/Diner.
- ♦ Intruder Alarm system.
- ♦ Smoke detectors and security locks to all external doors. External light to front and rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens (where applicable).
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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JS326N

The Woodlark

3 bed semi-detached house



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Specification

The Woodlark: 3 bed semi-detached house

- Quality and value from a very old established family business with an enviable reputation.
- Traditional brick construction with a good standard of insulation.
- Solid internal walls to ground and 1st floor.
- PVCu windows, so its and fascias.
- White Emulsion paint throughout.
- Fitted Kitchen with Single Oven in tall housing, 4 Burner Induction Hob and Flat Bottom Canopy Chimney. A single bowl Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- Ceramic flooring to Kitchen only.
- Baxi Assure Air Source Heat Pump for hot water and heating with Solar Panels.
- White sanitary ware with co-ordinating wall tiles & white downlighters to Bathrooms. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Thermostatic shower to En-Suite with co-ordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & En-Suite.
- Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge and Bed 1. Two mains sockets in Kitchen & Bedroom 1.
- Wiring only for future Intruder Alarm for keypad and bell box.
- Smoke detectors and security locks to all external doors. External light to front and rear of property.
- Outside tap to rear of property.
- Fenced rear garden. Turfing to front and rear gardens (where applicable).
- N.H.B.C 10 year warranty.
- Carpets from the Jelson selected range.

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Development Plan

Lockley Gardens, Nuneaton - Phase 2

- **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 |



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



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



Phase 1

JD421

The Kingfisher

4 bed detached house



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

Specification

The Kingfisher: 4 bed detached house

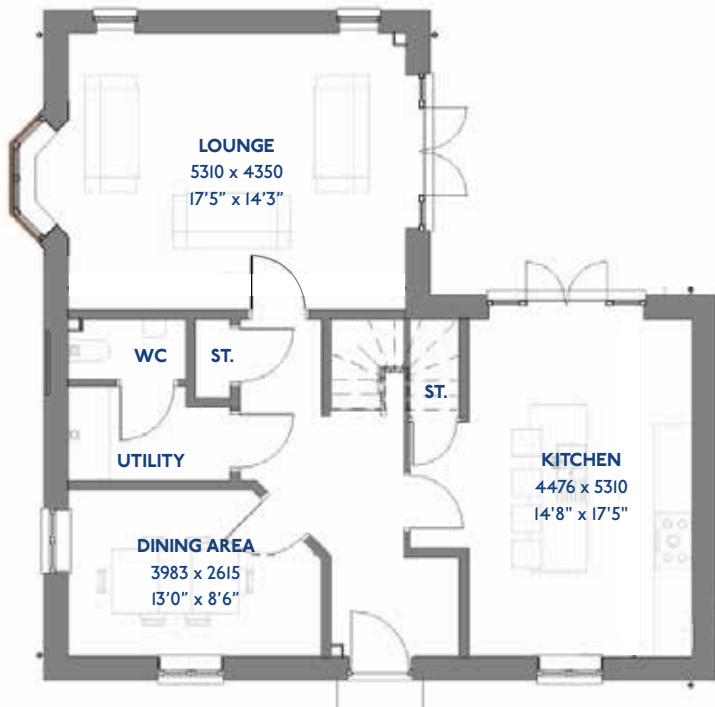
- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, soffits and fascias.
- ♦ To include Oak Internal Doors.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Single Oven in tall housing with Combination Microwave Oven, 5 Burner Gas Hob, Flat Bottom Canopy Chimney and Stainless Steel Splashback. Under Pelmet lighting to wall units, Tall larder unit with wirework pull in baskets. A one & half bowl Under Mounted Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- ♦ Quartz worktop to Kitchen only with quartz upstands.
- ♦ Ceramic flooring to Kitchen & Utility (if applicable).
- ♦ Full gas central heating with Smart Thermostat.
- ♦ White sanitary ware with co-ordinating wall tiles & white downlighters to Bathroom only. Thermostatic shower to Ensuite with coordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & Ensuite.
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge, Bed 1 & Kitchen/Diner.
- ♦ Intruder Alarm system.
- ♦ Smoke detectors, Carbon Monoxide Alarm and security locks to all external doors. Door Bell. External light to front and to rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens (where applicable).
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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JD421L

The Kingfisher

4 bed detached house



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

Specification

The Kingfisher: 4 bed detached house

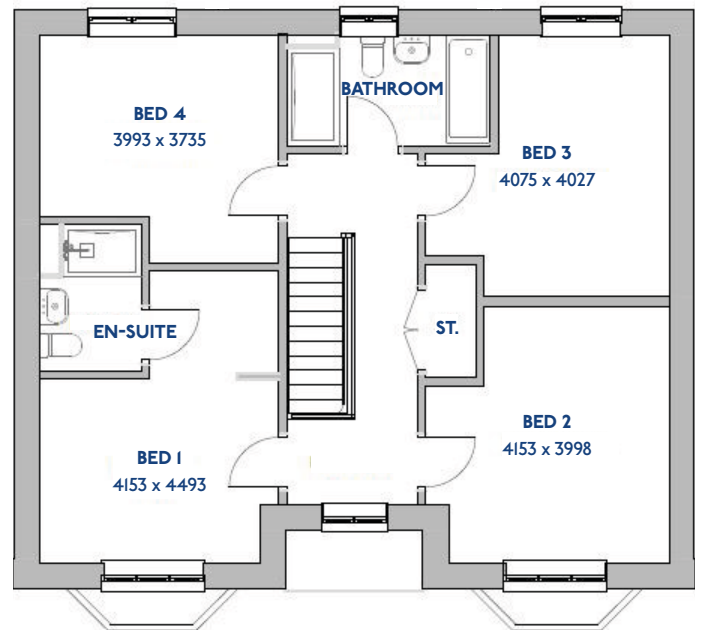
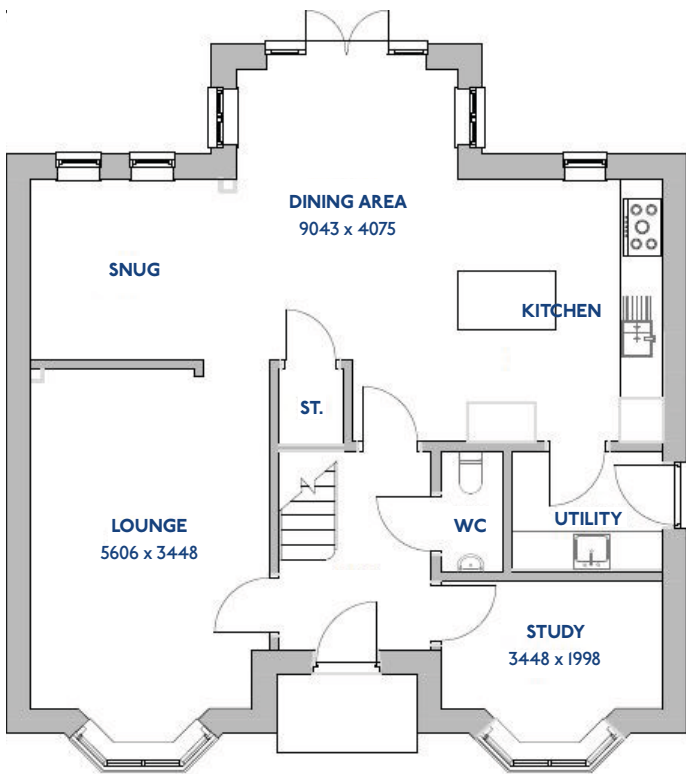
- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, soffits and fascias.
- ♦ To include Oak Internal Doors.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Single Oven in tall housing with Combination Microwave Oven, 5 Burner Gas Hob, Flat Bottom Canopy Chimney and Stainless Steel Splashback. Under Pelmet lighting to wall units, small larder unit with wirework pull in baskets. A one & half bowl Under Mounted Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- ♦ Quartz worktop to Kitchen only with quartz upstands.
- ♦ Ceramic flooring to Kitchen & Utility (if applicable).
- ♦ Full gas central heating with smart thermostat and solar panels.
- ♦ White sanitary ware with co-ordinating wall tiles & white downlighters to Bathroom only. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Shaver Socket & Chrome Heated Towel Rail to the Bathroom
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge, Bed 1 & Kitchen/Diner.
- ♦ Intruder Alarm system
- ♦ Smoke detectors, Carbon Monoxide Alarm and security locks to all external doors. Door Bell. External light to front and rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens (where applicable).
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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JD401

The Maple

4 bed detached house



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

Specification

The Maple: 4 bed detached house

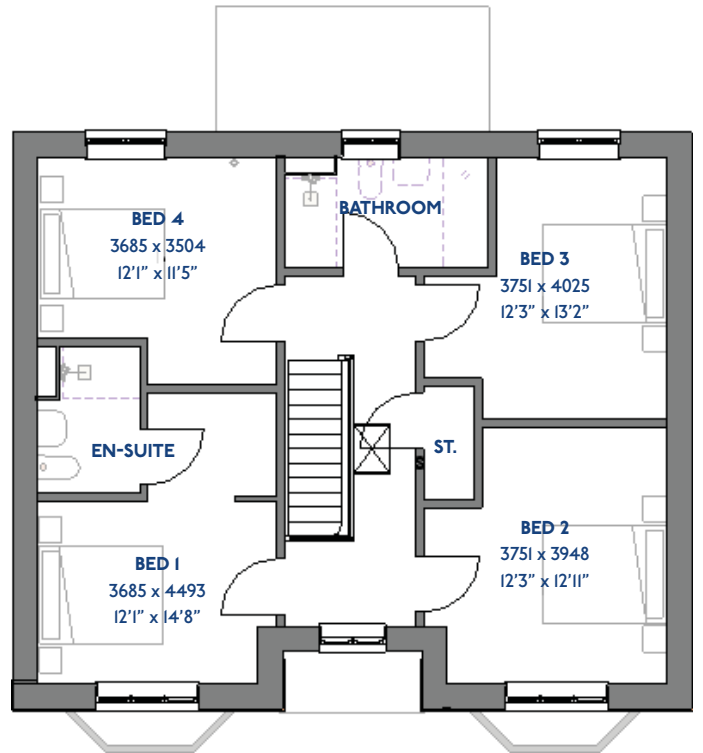
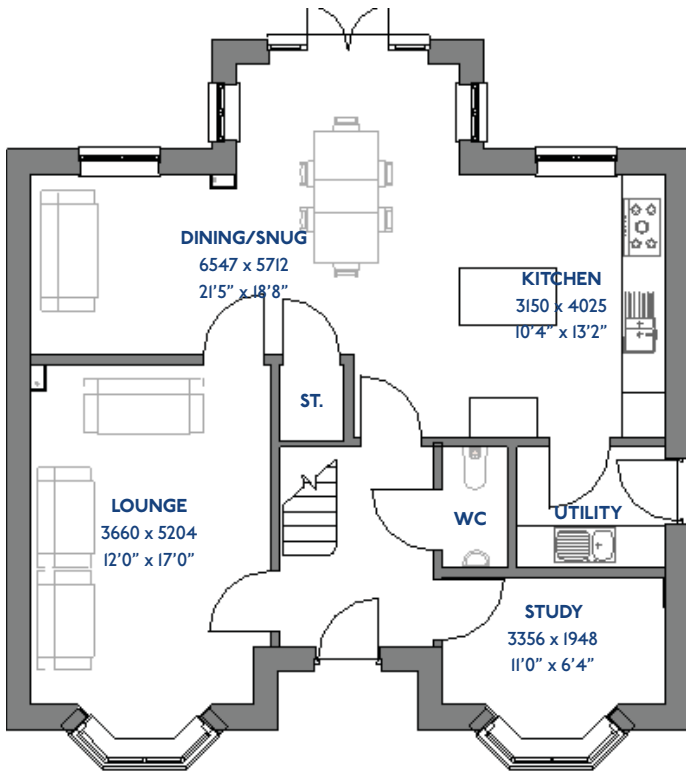
- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, soffits and fascias.
- ♦ To include Oak Internal Doors.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Single Oven in tall housing with Combination Microwave Oven, 5 Burner Gas Hob, Flat Bottom Canopy Chimney and Stainless Steel Splashback. Under Pelmet lighting to wall units, Tall larder unit with wirework pull in baskets. A one & half bowl Under Mounted Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- ♦ Quartz worktop to Kitchen only with quartz upstands.
- ♦ Ceramic flooring to Kitchen & Utility (if applicable).
- ♦ Full gas central heating with Smart Thermostat.
- ♦ White sanitary ware with co-ordinating wall tiles & white downlighters to Bathroom only. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Thermostatic shower to En-Suite with co-ordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & En-Suite.
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge, Bed 1 & Kitchen/Diner. Two mains sockets in Kitchen & Bedroom 1.
- ♦ Intruder Alarm system.
- ♦ Smoke detectors, Carbon Monoxide Alarm and security locks to all external doors. Door Bell. External light to front and to rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens (where applicable).
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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JD401L

The Maple

4 bed detached house



Specification

The Maple: 4 bed detached house

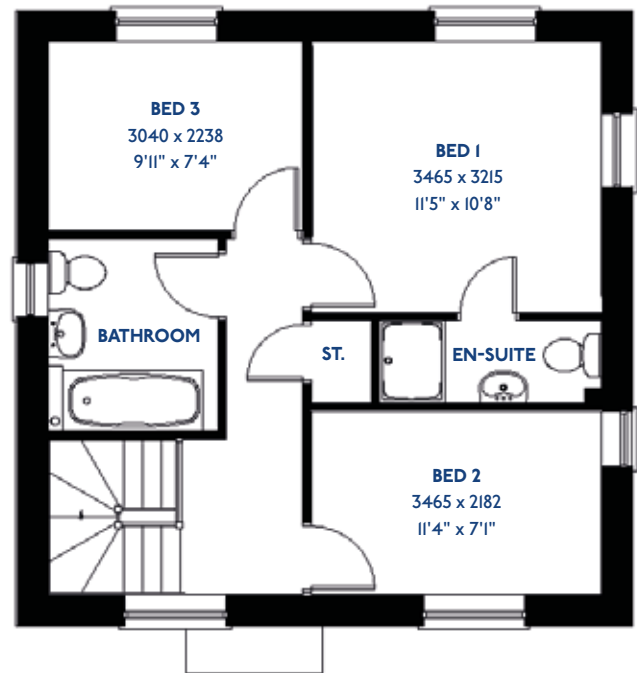
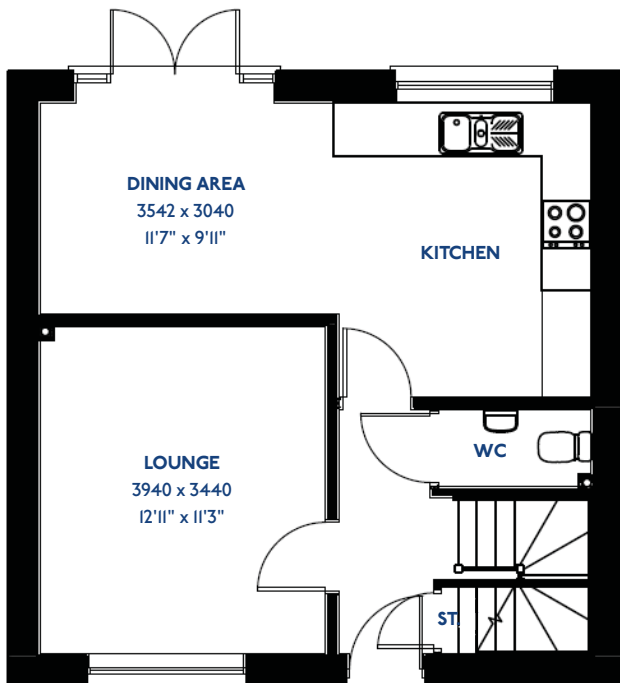
- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, soffits and fascias.
- ♦ To include Oak Internal Doors.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Single Oven in tall housing with Combination Microwave Oven, 5 Burner Gas Hob, Flat Bottom Canopy Chimney and Stainless Steel Splashback. Under Pelmet lighting to wall units, Tall larder unit with wirework pull in baskets. A one & half bowl Under Mounted Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- ♦ Quartz worktop to Kitchen only with quartz upstands.
- ♦ Ceramic flooring to Kitchen & Utility (if applicable).
- ♦ Full gas central heating with smart thermostat and solar panels.
- ♦ White sanitary ware with co-ordinating wall tiles & white downlighters to Bathroom only. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Thermostatic shower to En-Suite with co-ordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & En-Suite.
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge, Bed 1 & Kitchen/Diner. Two mains sockets in Kitchen & Bedroom 1.
- ♦ Intruder Alarm system.
- ♦ Smoke detectors, Carbon Monoxide Alarm and security locks to all external doors. Door Bell. External lights to front and rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens (where applicable).
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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D3/31

The Redpoll

3 bed detached house



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

Specification

The Redpoll: 3 bed detached house

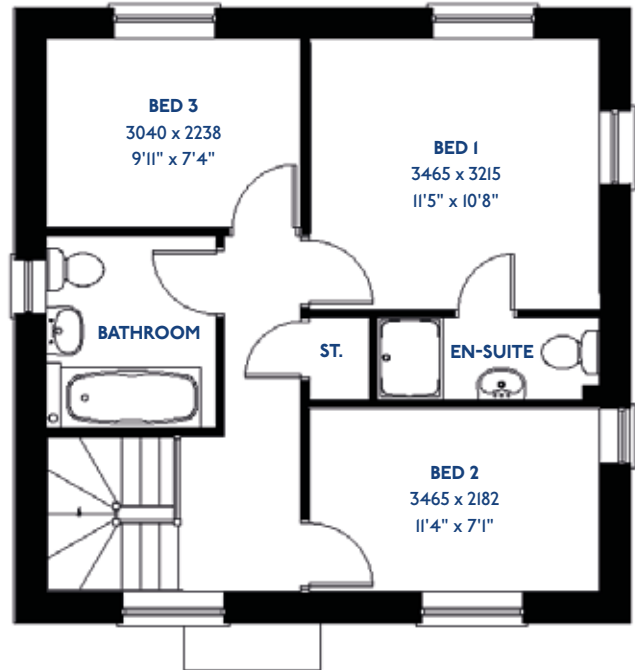
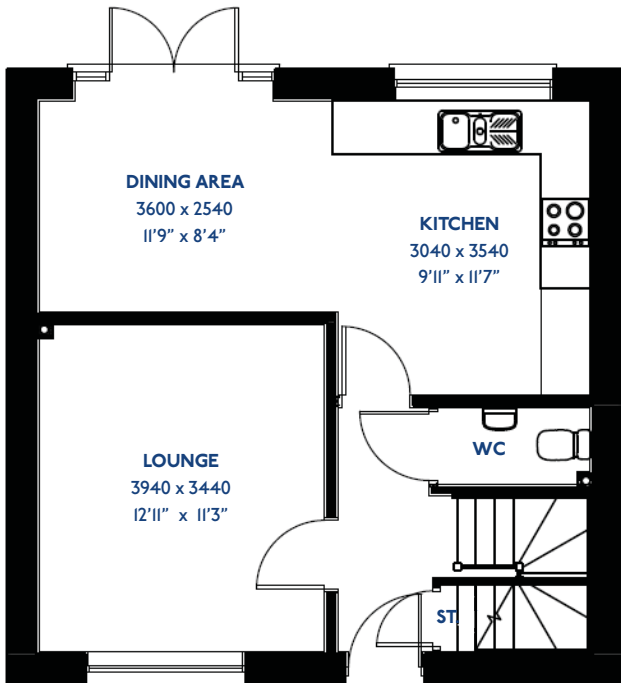
- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, soffits and fascias.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Double Oven in tall housing, 4 Burner Gas Hob and Flat Bottom Canopy Chimney. Under Pelmet lighting to wall units (if applicable). A one & half bowl Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- ♦ Ceramic flooring to Kitchen & Utility (if applicable).
- ♦ Full gas central heating (or alternative system if gas not available) with Thermostat.
- ♦ White sanitary ware with co-ordinating wall tiles & white down-lighters to Bathroom only. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Thermostatic shower to En-Suite with co-ordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & En-Suite.
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge, Bed 1 & Kitchen/Diner.
- ♦ Intruder Alarm system.
- ♦ Smoke detectors, Carbon Monoxide Alarm and security locks to all external doors. Door Bell. External light to front and rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens (where applicable).
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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JD313

The Redpoll

3 bed detached house



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

Specification

The Redpoll: 3 bed detached house

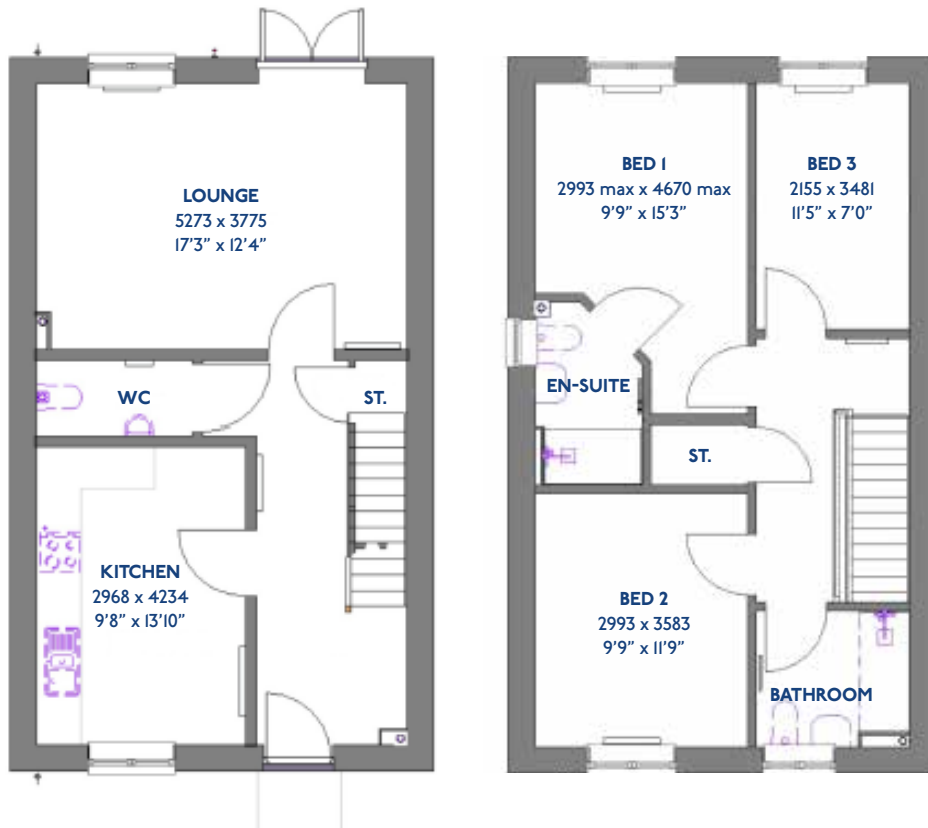
- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, soffits and fascias.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Double Oven in tall housing, 4 Burner Gas Hob and Flat Bottom Canopy Chimney. Under Pelmet lighting to wall units. A one & half bowl Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlighters to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- ♦ Ceramic flooring to Kitchen.
- ♦ Full gas central heating with thermostat and solar panels.
- ♦ White sanitary ware with co-ordinating wall tiles & white downlighters to Bathroom only. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Thermostatic shower to En-Suite with co-ordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & En-Suite.
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge, Bed 1 & Kitchen/Diner.
- ♦ Intruder Alarm system.
- ♦ Smoke detectors, Carbon Monoxide Alarm and security locks to all external doors. Door Bell. External light to front and rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens.
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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JD319L & JD319

The Willowby

3 bed detached house



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

Specification

The Willowby: 3 bed detached house

- ♦ Quality and value from a very old established family business with an enviable reputation.
- ♦ Traditional brick construction with a good standard of insulation.
- ♦ Solid internal walls to ground and 1st floor.
- ♦ PVCu windows, soffits and fascias.
- ♦ White Emulsion paint throughout.
- ♦ Fitted Kitchen with Double oven in tall housing, 4 Burner Gas Hob and Flat Bottom Canopy Chimney. Under Pelmet lighting to wall units. A one & half bowl Stainless Steel sink, plumbing and electrics for washing machine, Integrated Fridge Freezer and Dishwasher. White downlight-ers to Kitchen & pendant fitting to Dining Area of Kitchen (if applicable).
- ♦ Ceramic flooring to Kitchen.
- ♦ Full gas central heating with thermostat and solar panels.
- ♦ White sanitary ware with co-ordinating wall tiles & white downlighters to Bathroom only. Thermostatic shower over bath in Main Bathroom together with a Silver shower screen. Thermostatic shower to En-Suite with co-ordinating wall tiles. Shaver Socket & Chrome Heated Towel Rail to the Bathroom & En-Suite.
- ♦ Cat 5 socket to Lounge next to TV aerial point and Bed 1 & Study (if applicable). TV aerial point in Lounge, Bed 1 & Kitchen/Diner.
- ♦ Intruder Alarm system.
- ♦ Smoke detectors, Carbon Monoxide Alarm and security locks to all external doors. Door Bell. External light to front and rear of property.
- ♦ Outside tap to rear of property.
- ♦ Fenced rear garden. Turfing to front and rear gardens.
- ♦ N.H.B.C 10 year warranty.
- ♦ Carpets from the Jelson selected range.

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Development Plan

Lockley Gardens The Long Shoot Nuneaton

- The Cartmel
2 bedroom homes
- The Sanderling
2 bedroom homes
- The Plover
3 bedroom homes
- The Exton
3 bedroom homes
- The Nuthatch
3 bedroom homes
- The Goodwood
3 bedroom homes
- The Swift
3 bedroom homes
- The Linnet
3 bedroom homes
- The Whinchat
3 bedroom homes
- The Goldcrest
3 bedroom homes
- The Willowby
3 bedroom homes
- The Woodcock
3 bedroom homes
- The Redpoll
3 bedroom homes
- The Maple
4 bedroom homes
- The Egret
4 bedroom homes
- The Aspen
4 bedroom homes
- The Whimbrel
4 bedroom homes
- The Saunton
4 bedroom homes
- The Cardinal
4 bedroom homes
- The Swaffham
4 bedroom homes
- The Mallard
4 bedroom homes
- The Wagtail
4 bedroom homes
- The Kingfisher
4 bedroom homes
- The Leveret
4 bedroom homes
- The Armscote
5 bedroom homes

- ★ Red Brick
- ▲ Grey Tiles
- # Part Render (Off White)
- ▲ Red Tiles
- ★ Solar Panels



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



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

0116 266 1541

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