

20 Market Place in Market Bosworth is an early 19th-century office building that was formerly a dwelling, and it is a grade two listed building.

Clay Wealth Management Limited bought the property in April 2025 and started operating from the building in May. The office was previously occupied by Sheldon Bosely Knight offering residential sales and letting services and before them Thomas Flavell & Sons Solicitors.

Due to the properties age and period of construction, there is some wear and tear to the building. As the current custodians we wish to look after this historic property by maintaining it, and where needed and appropriate, repair the building to its original character.

We have had several window specialists come and have a look at the front facing upstairs windows. From the market square and surroundings, they are visibly in a state of disrepair to all. After a closer inspection they have all agreed that they are full of rot and beyond repair.

We propose to replace them like for like, an exact match being replicated using hardwood construction and utilising traditional methods. The only change would be the incorporation of the slim 12mm heritage double glazing instead of a single pane and all sightlines would remain the same.

The impact of the proposed work, being a like for like replacement, will eliminate any negative impact on the heritage asset's significance. It will improve the look of the property and surrounding areas as it will no longer visibly be in a state of disrepair and functionality will be enhanced.

The specialist bespoke joinery contractor who would carry out the proposed works are BFJ Bespoke. They have over 40 years of experience in crafting high-quality wooden joinery in Nuneaton and the surrounding areas working alongside heritage and listed building regulations.