



Cloud9 Estates

**373 Hipswell Highway
, Coventry, CV2 5FQ**

- Handsome Three Bedroom Family Home
- Sitting On A Large Well Stocked Corner Plot
- Elegantly Appointed Throughout
- Lounge, Dining Room And Large Conservatory

Offers In Excess Of £280,000
EPC Rating 'TBC'





Property Description

Stunning Three Bedroom End Terraced Family Home On Large Corner Plot Located In CV2

We are delighted to present this beautifully maintained three bedroom end terraced home, combining modern living with everyday comfort and practicality. Situated in the popular CV2 area of Coventry, this property offers a fantastic opportunity for families or professionals seeking a spacious and stylish residence.

The property features a bright and welcoming living room with large windows that allow natural light to flood in, creating an inviting space for both relaxation and entertaining. The modern kitchen is fully equipped with high-quality appliances, sleek countertops, and plenty of storage.

There is also a generous separate dining room that provides the perfect setting for family meals or hosting guests. This space flows seamlessly into the conservatory via sliding doors. The conservatory offers a versatile space





that can be used as a second sitting room, home office, or a peaceful reading nook with lovely views of the garden.

The front garden is partially slabbed and bordered by mature hedging, offering a pleasant entrance and curb appeal. The rear garden is significantly larger than average and has been immaculately maintained. It features a beautiful patio area, perfect for outdoor dining, and rear gated access to a private gravel driveway.

At the back of the property, you'll also find a spacious garage that is currently being used for storage but offers excellent potential to be converted into a home office, gym, or workshop.



Upstairs, the home comprises two generously sized double bedrooms, each offering plenty of space for furnishings. The third bedroom is a good sized single, ideal as a child's room, guest room, or home office.

The fully tiled family bathroom is well appointed with modern fixtures and fittings.

Ideally located close to local amenities, reputable schools, and excellent transport links including the M6, M69, and A46, this property offers both convenience and quality.

Don't miss the opportunity to make this exceptional property your next home. Contact the AWARD winning Cloud9 Estates today to arrange a viewing!



Important Note To Purchasers

As part of compliance with Anti-Money Laundering Regulations, prospective purchasers will be required to provide identification documents at a later stage. Your cooperation in this matter is appreciated to ensure there are no unnecessary delays in the sale process.

While we strive to provide accurate and reliable sales particulars, they do not constitute or form part of any offer or contract. No information provided should be relied upon as a statement of fact. Additionally, any services, systems, or appliances listed have not been tested by us, and we make no guarantees regarding their functionality or efficiency.

All measurements are intended as a general guide for prospective buyers and may not be exact. Some details may be subject to vendor approval. If you require further clarification, particularly if you are traveling a significant distance to view the property, please contact us.





The final agreement on fixtures and fittings will be determined between the buyer and seller through the official fixtures and fittings form, which will form part of the legal contract handled by the conveyancing solicitors. As the marketing estate agent, none of our particulars or discussions are legally binding, only formal solicitor documentation holds legal weight.

Cloud9 Estates has not verified the legal title of the property, and buyers are advised to seek confirmation through their solicitor.



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.