



PROPERTY  
SERVICES  
LIMITED



## 20 Northumberland Road

Coundon, Coventry, CV1 3AQ

£525 Per Calendar Month



**\*\*AVAILABLE IMMEDIATELY FULLY FURNISHED SINGLE OCCUPANCY ROOM\*\***

Fully furnished double room with essential amenities such as a desk and wardrobe, making it ideal for both students and professionals alike.

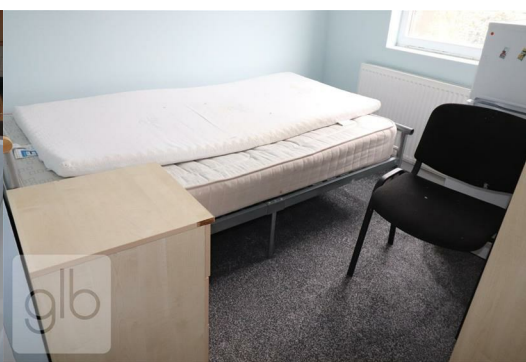
The property briefly comprises of the following ...

- \* Entrance hallway
- \* Open plan kitchen/diner with all required appliances
- \* Double bedroom with en-suite shower room
- \* Garden to the rear of the property

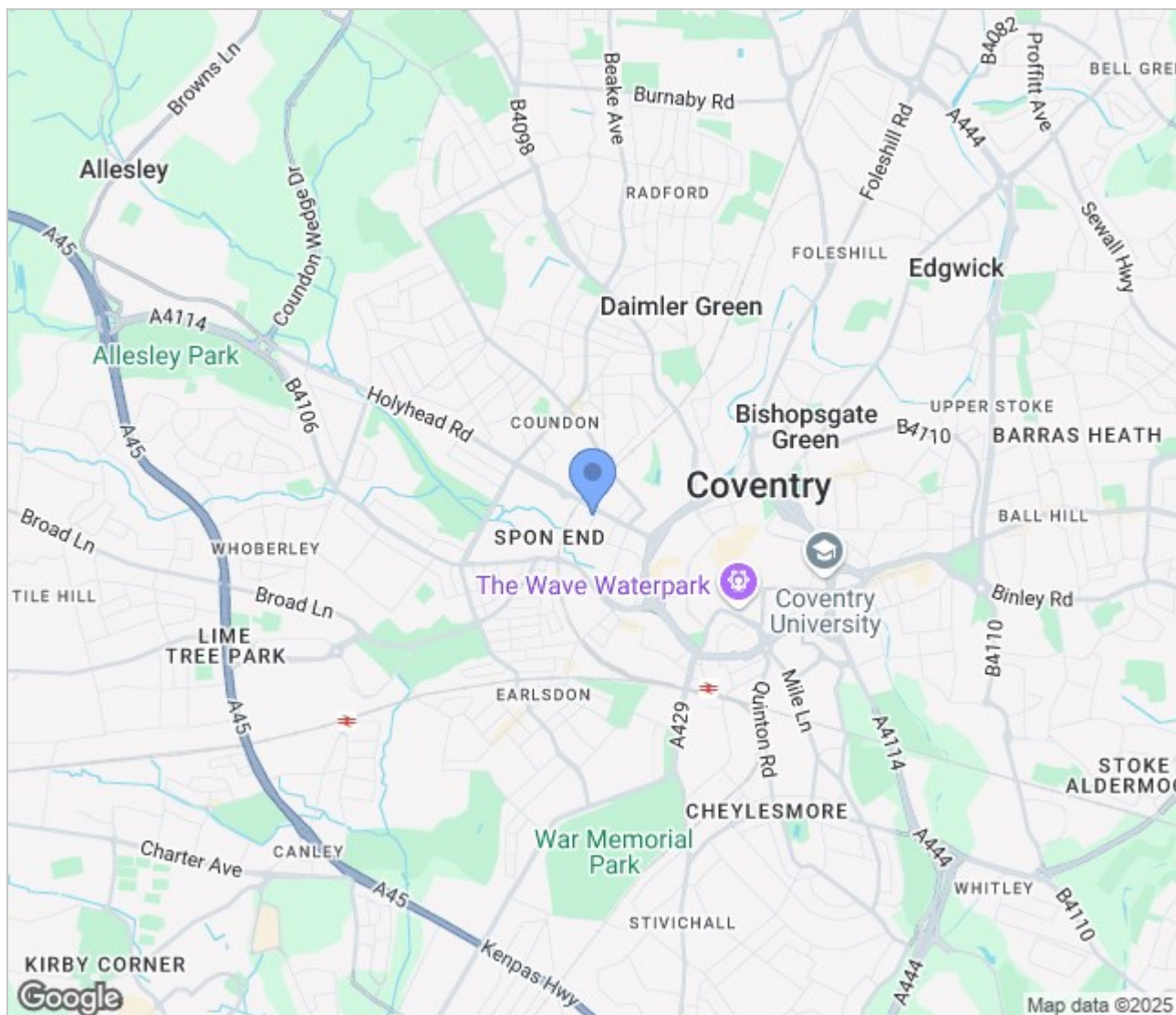
£525.00pcm Including All Bills

EPC Rating: C

Council Tax Band: C



## Area Map




## Energy Efficiency Graph

| Energy Efficiency Rating                    |  | Current   | Potential |
|---|--|-----------|-----------|
| Very energy efficient - lower running costs |  |           |           |
| (92 plus) <b>A</b>                          |  |           | <b>86</b> |
| (81-91) <b>B</b>                            |  |           |           |
| (69-80) <b>C</b>                            |  |           |           |
| (55-68) <b>D</b>                            |  | <b>71</b> |           |
| (39-54) <b>E</b>                            |  |           |           |
| (21-38) <b>F</b>                            |  |           |           |
| (1-20) <b>G</b>                             |  |           |           |
| Not energy efficient - higher running costs |  |           |           |

**England & Wales**

EU Directive  
2002/91/EC

| Environmental Impact (CO <sub>2</sub> ) Rating   |  | Current                 | Potential   |
|--|--|-------------------------|---|
| <p><i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i></p> <p>(92 plus) <b>A</b></p> <p>(81-91) <b>B</b></p> <p>(69-80) <b>C</b></p> <p>(55-68) <b>D</b></p> <p>(39-54) <b>E</b></p> <p>(21-38) <b>F</b></p> <p>(1-20) <b>G</b></p> <p><i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i></p> |  |                         |   |
| <p><b>England &amp; Wales</b></p>  |  | EU Directive 2002/91/EC |  |

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

GLB Property Services Ltd  
9 Hay Lane  
Coventry, CV1 5RJ

T. 02476 433416

info@glbpropertyservices.com  
www.glbpropertyservices.com

