



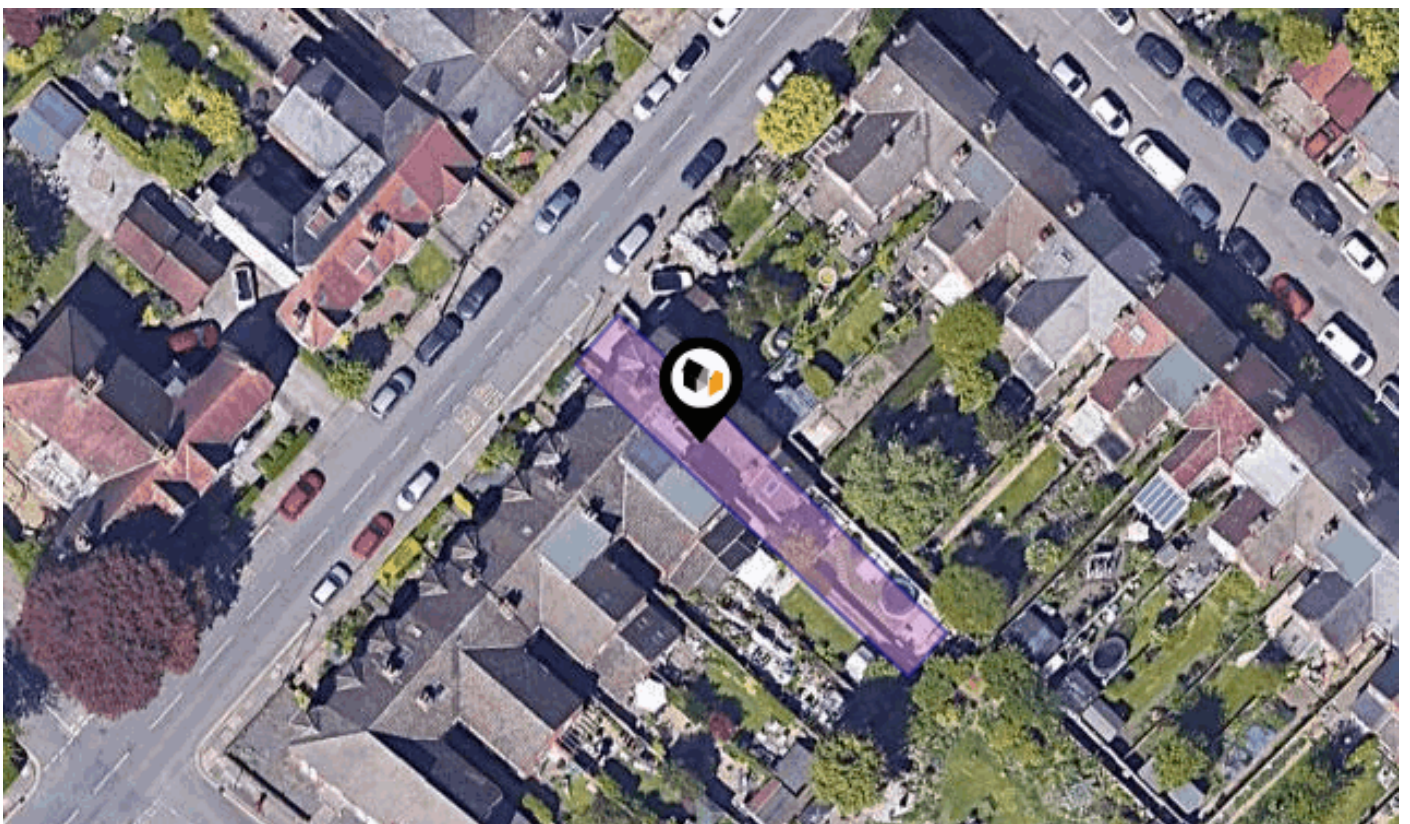
See More Online

Buyers & interested parties

KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Tuesday 16th January 2024



RADCLIFFE ROAD, COVENTRY, CV5

Price Estimate : £550,000

Walmsley's The Way to Move

18a Earlsdon Street, Earlsdon, Coventry, CV5 6EG

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www.walmsleythewaytomove.co.uk



Introduction

Our Comments



Dear Buyers & interested parties

Your property details in brief.....

An attractive and beautifully presented four bedroom end of terrace home

Sympathetic, stylish and exceptional decor throughout

Impressive loft conversion with ensuite shower room

Stunning family bathroom with roll top bath

Clever & bespoke storage solutions throughout

Delightful South facing gardens & patio to rear

Three reception rooms with individual characteristics & style

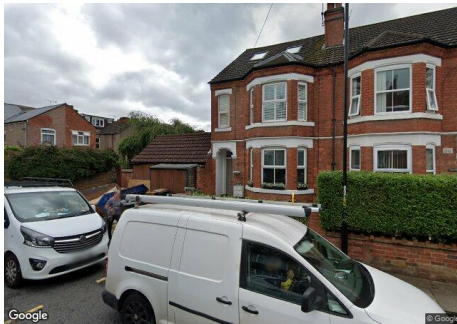
Central Earlsdon location

Nestled beyond a gated, railed foregarden

EPC ORDERED, Total approx 169 Sq.M or 1805 Total Sq.Ft

These details do not form part of any legally binding contract or offer and are presented as an indicator of the property key features.

*For all enquiries, questions, queries and concerns please contact us on **sales@walmsleysthewaytomove.co.uk or 0330 1180 062***



Property

Type:	Terraced
Bedrooms:	4
Plot Area:	0.05 acres
Year Built :	1900-1929
Council Tax :	Band D
Annual Estimate:	£2,076
Title Number:	WK32552
UPRN:	100070691599

Last Sold £/ft²:	£233
Price Estimate:	£550,000
Tenure:	Freehold

Local Area

Local Authority:	Coventry
Conservation Area:	No
Flood Risk:	
• Rivers & Seas	Very Low
• Surface Water	Medium

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

15 mb/s	80 mb/s	1000 mb/s

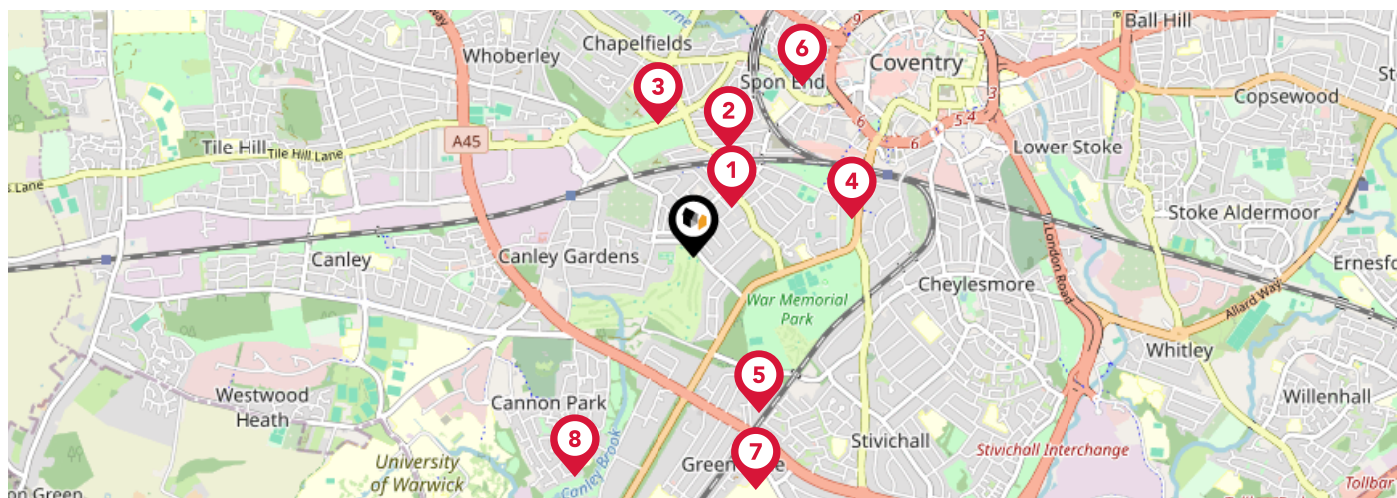
Mobile Coverage: (based on calls indoors)



Satellite/Fibre TV Availability:

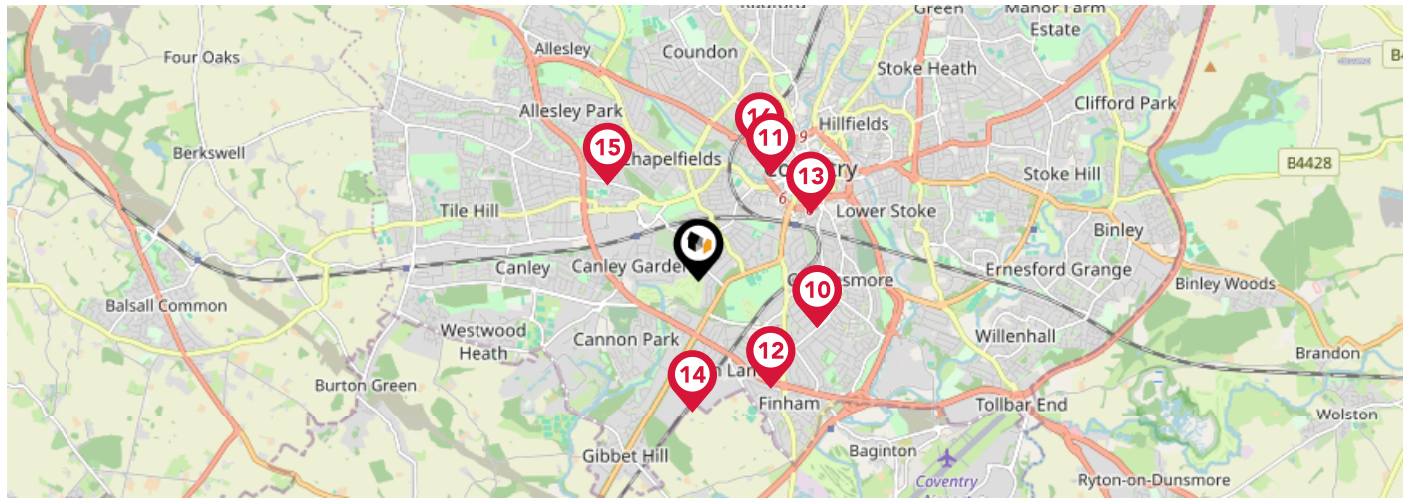










Area Schools



		Nursery	Primary	Secondary	College	Private
1	Earlsdon Primary School Ofsted Rating: Good Pupils: 404 Distance:0.28	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Hearsall Community Academy Ofsted Rating: Good Pupils: 411 Distance:0.52	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	All Souls' Catholic Primary School Ofsted Rating: Good Pupils: 240 Distance:0.62	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	King Henry VIII School Ofsted Rating: Not Rated Pupils: 1123 Distance:0.73	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Stivichall Primary School Ofsted Rating: Good Pupils: 527 Distance:0.76	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Spon Gate Primary School Ofsted Rating: Good Pupils: 313 Distance:0.91	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Finham Park School Ofsted Rating: Outstanding Pupils: 1541 Distance:1.09	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Cannon Park Primary School Ofsted Rating: Good Pupils: 197 Distance:1.13	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

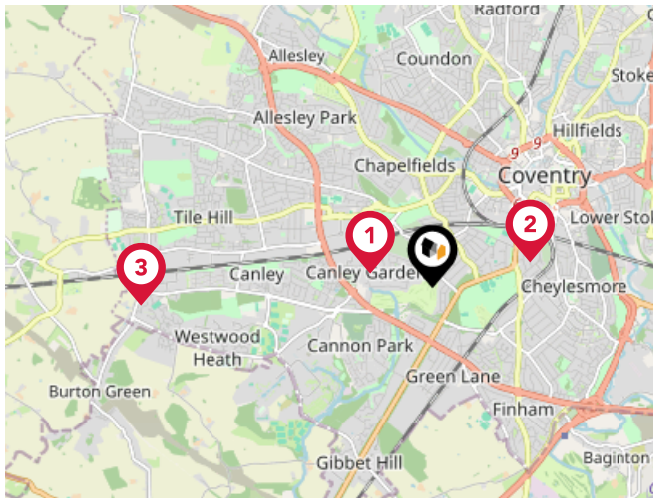
Area Schools



	Nursery	Primary	Secondary	College	Private
 Manor Park Primary School Ofsted Rating: Good Pupils: 758 Distance:1.15	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Coventry Speech and Language Service Co Manor Park Primary School Ofsted Rating: Not Rated Pupils:0 Distance:1.15	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 St Osburg's Catholic Primary School Ofsted Rating: Good Pupils: 229 Distance:1.15	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Grange Farm Primary School Ofsted Rating: Good Pupils: 416 Distance:1.17	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Coventry Youth Offending Service Ofsted Rating: Not Rated Pupils:0 Distance:1.18	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Bishop Ullathorne Catholic School Ofsted Rating: Good Pupils: 984 Distance:1.19	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Whoberley Hall Primary School Ofsted Rating: Good Pupils: 212 Distance:1.2	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Bablake Junior and Pre-prep School Ofsted Rating: Not Rated Pupils: 369 Distance:1.27	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

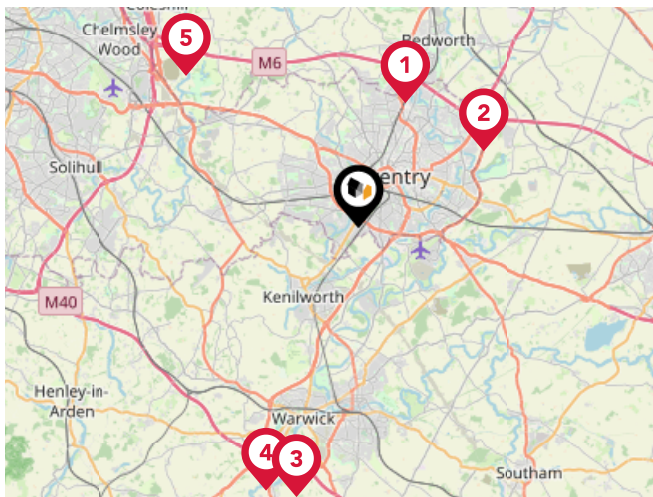
Area

Transport (National)



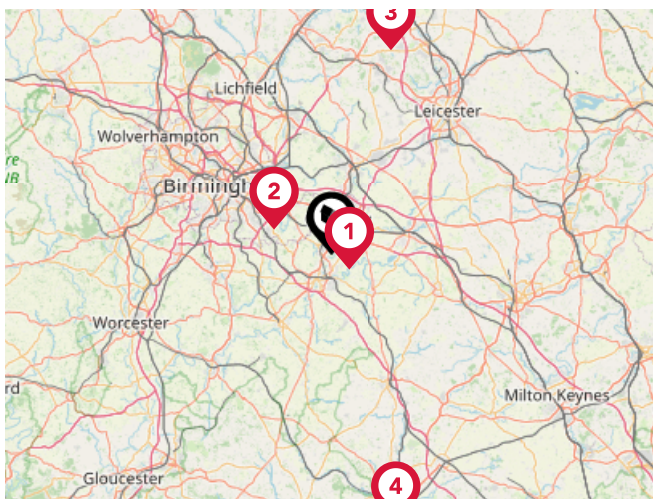
National Rail Stations

Pin	Name	Distance
1	Canley Rail Station	0.57 miles
2	Coventry Rail Station	0.91 miles
3	Tile Hill Rail Station	2.65 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M6 J3	4.85 miles
2	M6 J2	5.33 miles
3	M40 J14	9.99 miles
4	M40 J15	10.07 miles
5	M6 J3A	8.34 miles

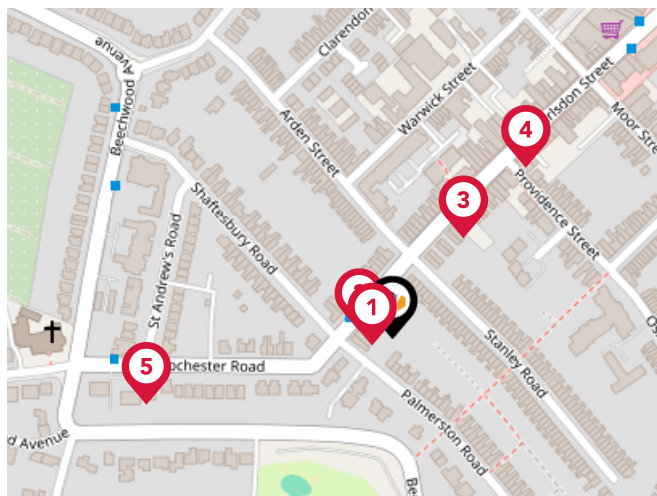


Airports/Helipads

Pin	Name	Distance
1	Coventry Airport	3.24 miles
2	Birmingham International Airport	9.16 miles
3	East Midlands Airport	30.92 miles
4	London Oxford Airport	40.17 miles

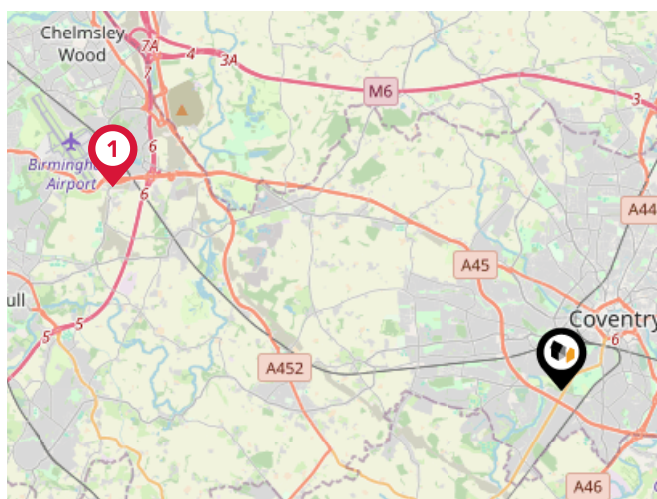
Area

Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Shaftesbury Rd	0.01 miles
2	Shaftesbury Rd	0.02 miles
3	Providence St	0.07 miles
4	Providence St	0.12 miles
5	St Andrews Rd	0.14 miles



Local Connections

Pin	Name	Distance
1	Birmingham Intl Rail Station (Air-Rail Link)	8.89 miles

Market Sold in Street



16, Radcliffe Road, Coventry, CV5 6AA					Terraced House
Last Sold Date:	26/03/2021	19/02/2016	10/10/2001		
Last Sold Price:	£420,000	£370,000	£147,500		
3, Radcliffe Road, Coventry, CV5 6AA					Terraced House
Last Sold Date:	16/01/2019	30/11/2015			
Last Sold Price:	£435,000	£430,000			
2, Radcliffe Road, Coventry, CV5 6AA					Terraced House
Last Sold Date:	14/06/2018				
Last Sold Price:	£295,000				
1, Radcliffe Road, Coventry, CV5 6AA					Terraced House
Last Sold Date:	05/12/2017	19/09/2014	30/03/2010	28/08/1998	
Last Sold Price:	£445,000	£374,000	£317,000	£83,600	
22, Radcliffe Road, Coventry, CV5 6AA					Semi-detached House
Last Sold Date:	21/04/2017	19/10/2007			
Last Sold Price:	£600,000	£475,000			
15, Radcliffe Road, Coventry, CV5 6AA					Terraced House
Last Sold Date:	19/08/2016				
Last Sold Price:	£285,500				
13, Radcliffe Road, Coventry, CV5 6AA					Terraced House
Last Sold Date:	18/08/2014				
Last Sold Price:	£307,500				
6, Radcliffe Road, Coventry, CV5 6AA					Terraced House
Last Sold Date:	29/06/2007				
Last Sold Price:	£240,000				
18, Radcliffe Road, Coventry, CV5 6AA					Semi-detached House
Last Sold Date:	30/07/2003	08/01/2001			
Last Sold Price:	£312,500	£212,000			
20, Radcliffe Road, Coventry, CV5 6AA					Detached House
Last Sold Date:	28/07/2000				
Last Sold Price:	£212,500				
4, Radcliffe Road, Coventry, CV5 6AA					Terraced House
Last Sold Date:	30/09/1999				
Last Sold Price:	£94,950				
14, Radcliffe Road, Coventry, CV5 6AA					Terraced House
Last Sold Date:	19/12/1997	11/02/1997			
Last Sold Price:	£50,000	£45,000			

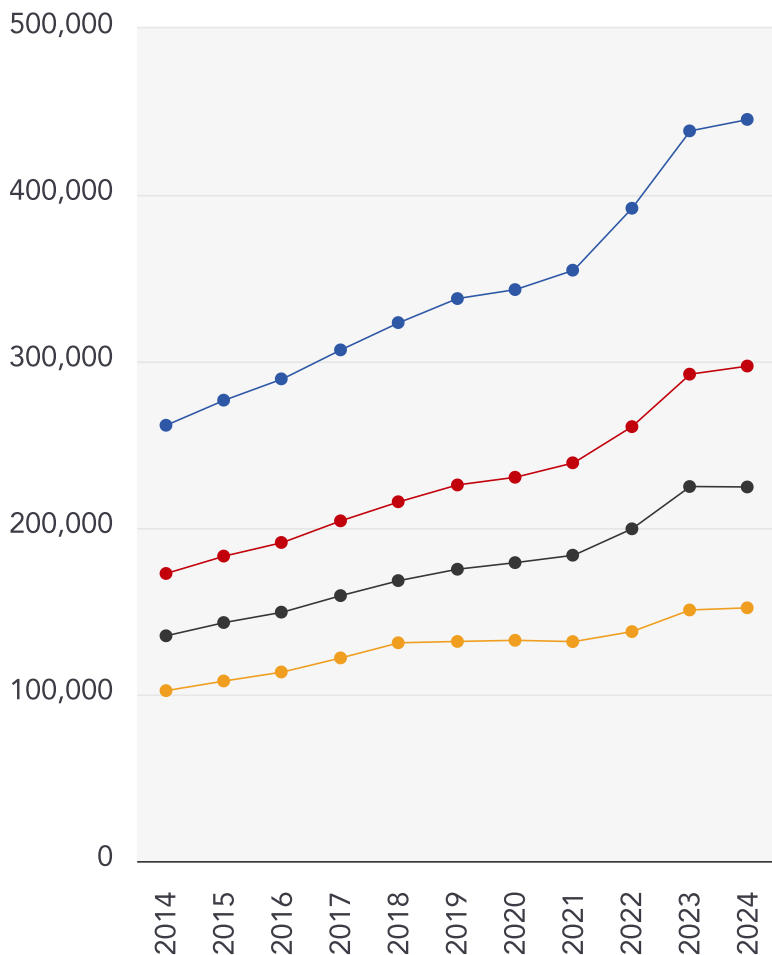
NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

Market

House Price Statistics



10 Year History of Average House Prices by Property Type in CV5



Detached

+70.17%

Semi-Detached

+72.14%

Terraced

+66.07%

Flat

+48.62%

Walmsley's The Way to Move Testimonials



Testimonial 1



"Out of all of the realtors/estate agents I've dealt with, Mark has been the most honest, knowledgeable and straightforward." - LinkedIn

Testimonial 2



"A pleasure to deal with." - LinkedIn

Testimonial 3



"Great photography and video." - LinkedIn

Testimonial 4



"No pushy sales pitch, just relaxed knowledge transfer." - LinkedIn



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Agent Disclaimer



Important - Please Read

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They should not be relied upon as a statement or representation of fact and, although believed to be correct, are not guaranteed and form no part of an offer or contract. Any intending buyers must satisfy themselves as to their correctness.

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Walmsley's The Way to Move Data Quality

We are committed to comprehensive property data being made available upfront to make the home buying and selling process quicker, easier and cheaper. This is why we have partnered with Sprift, the UK's leading supplier of property-specific data.



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