



See More Online

Buyers & interested parties

KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Tuesday 04th June 2024



EARLSDON AVENUE NORTH, COVENTRY, CV5

Price Estimate : £320,000

Walmsley's The Way to Move

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Introduction

Our Comments



Dear Buyers & interested parties

Your property details in brief.....

A much improved and spacious three double bedroom terraced home

En-suite to main bedroom & first floor family bathroom

Kitchen breakfast room with doors to gardens

Decked, raised terrace with glass balustrade & lawned gardens

Delightful views over Hearsall Common & on main bus routes

Oak flooring to both sitting & dining room

Gas centrally heated & double glazed throughout

EPC Rating D, Total Area 1157 Sq.ft or 107 Sq.M

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 Overview



Property

Type:	Terraced	Last Sold £/ft²:	£152
Bedrooms:	3	Price Estimate:	£320,000
Floor Area:	1,119 ft ² / 104 m ²	Tenure:	Freehold
Plot Area:	0.04 acres		
Year Built :	1900-1929		
Council Tax :	Band C		
Annual Estimate:	£2,041		
Title Number:	WM343194		
UPRN:	100070643426		

Local Area

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

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

13 mb/s	80 mb/s	1000 mb/s

Mobile Coverage: (based on calls indoors)



Satellite/Fibre TV Availability:



Property EPC - Certificate



Earlsdon Avenue North, CV5

Energy rating

D

Valid until 30.01.2030

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

Property

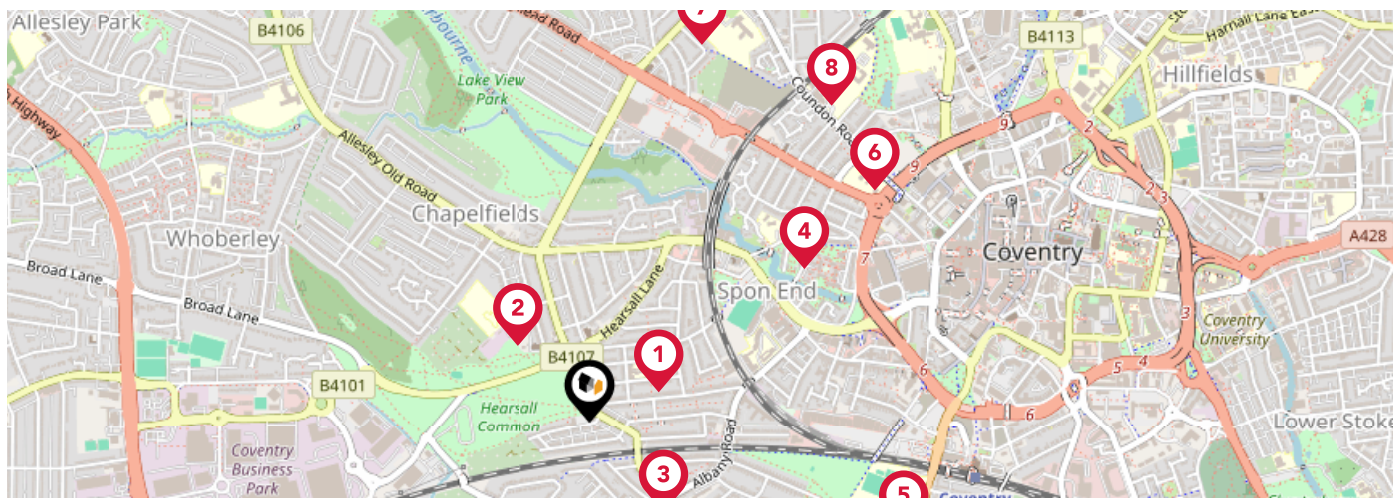
EPC - Additional Data



Additional EPC Data

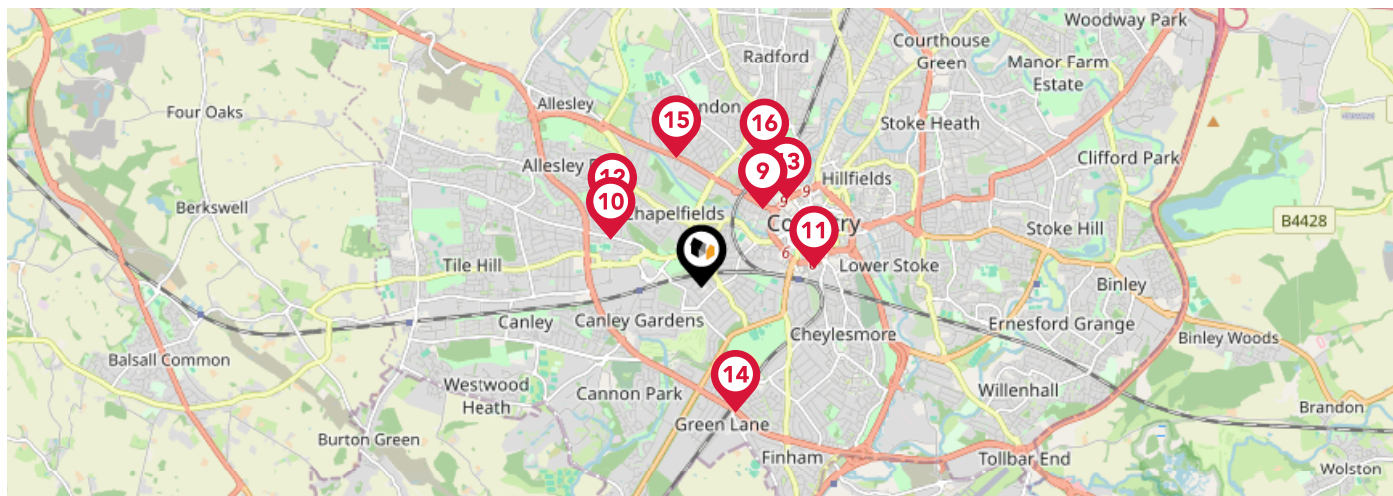
Property Type:	House
Build Form:	Mid-Terrace
Transaction Type:	Rental (private)
Energy Tariff:	Single
Main Fuel:	Mains gas (not community)
Main Gas:	Yes
Flat Top Storey:	No
Top Storey:	0
Glazing Type:	Double glazing, unknown install date
Previous Extension:	1
Open Fireplace:	1
Ventilation:	Natural
Walls:	Solid brick, as built, no insulation (assumed)
Walls Energy:	Very Poor
Roof:	Pitched, 200 mm loft insulation
Roof Energy:	Good
Main Heating:	Boiler and radiators, mains gas
Main Heating Controls:	Programmer, room thermostat and TRVs
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Low energy lighting in all fixed outlets
Floors:	Suspended, no insulation (assumed)
Total Floor Area:	104 m ²









Area Schools



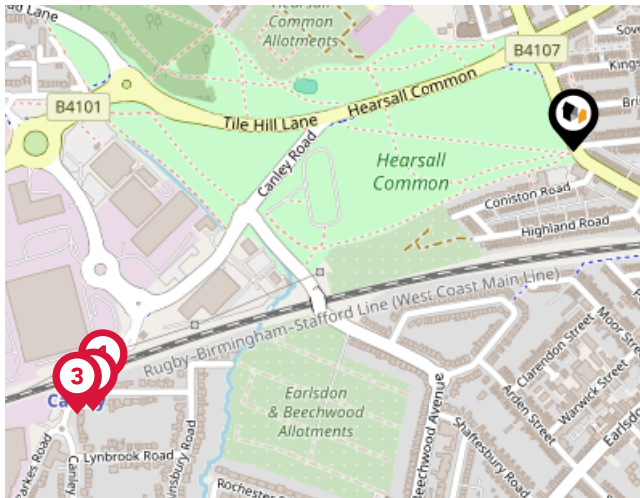
		Nursery	Primary	Secondary	College	Private
1	Hearsall Community Academy Ofsted Rating: Good Pupils: 411 Distance:0.17	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	All Souls' Catholic Primary School Ofsted Rating: Good Pupils: 240 Distance:0.24	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Earlsdon Primary School Ofsted Rating: Good Pupils: 404 Distance:0.26	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Spon Gate Primary School Ofsted Rating: Good Pupils: 313 Distance:0.6	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	King Henry VIII School Ofsted Rating: Not Rated Pupils: 1123 Distance:0.75	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	St Osburg's Catholic Primary School Ofsted Rating: Good Pupils: 229 Distance:0.83	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Moseley Primary School Ofsted Rating: Good Pupils: 495 Distance:0.89	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Bablake Junior and Pre-prep School Ofsted Rating: Not Rated Pupils: 369 Distance:0.9	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Schools



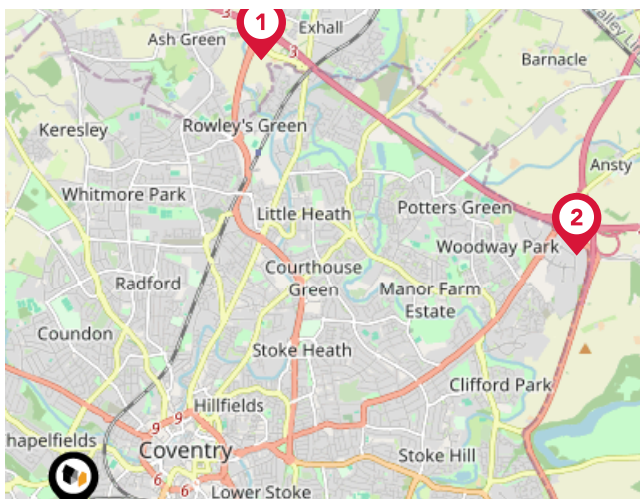
		Nursery	Primary	Secondary	College	Private
	Bablake School Ofsted Rating: Not Rated Pupils: 771 Distance:0.9	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Whoberley Hall Primary School Ofsted Rating: Good Pupils: 212 Distance:0.94	<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:1.02	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	St Christopher Primary School Ofsted Rating: Good Pupils: 459 Distance:1.05	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Barr's Hill School and Community College Ofsted Rating: Good Pupils: 709 Distance:1.11	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Stivichall Primary School Ofsted Rating: Good Pupils: 527 Distance:1.17	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Coundon Primary School Ofsted Rating: Good Pupils: 598 Distance:1.21	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Radford Primary Academy Ofsted Rating: Requires Improvement Pupils: 220 Distance:1.28	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Transport (National)



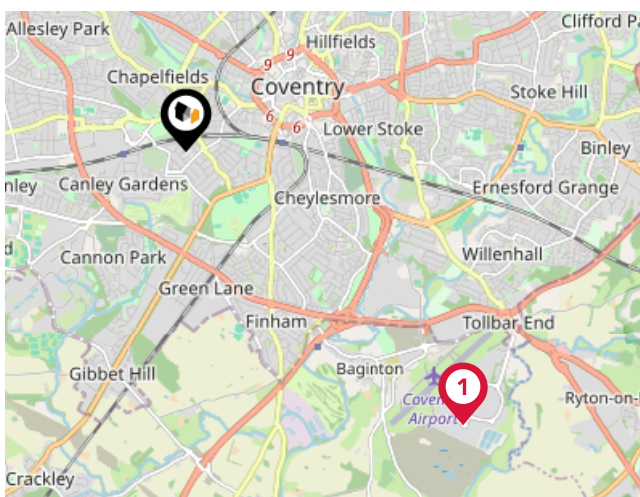
National Rail Stations

Pin	Name	Distance
1	Canley Rail Station	0.6 miles
2	Canley Rail Station	0.62 miles
3	Canley Rail Station	0.64 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M6 J3	4.45 miles
2	M6 J2	5.12 miles
3	M40 J14	10.41 miles
4	M40 J15	10.47 miles
5	M6 J3A	8.07 miles

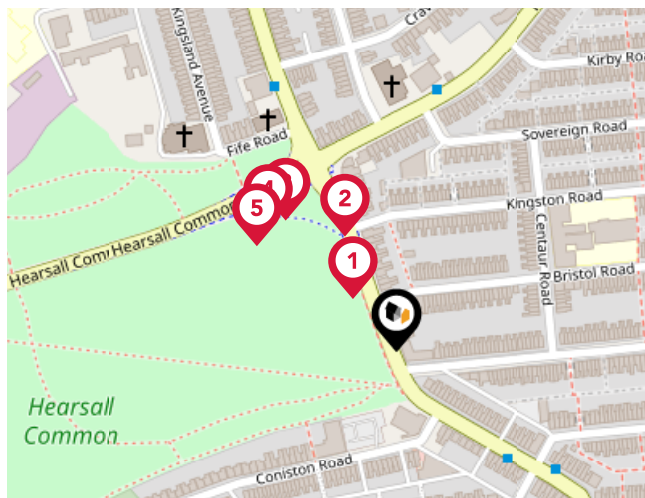


Airports/Helipads

Pin	Name	Distance
1	Coventry Airport	3.52 miles
2	Birmingham International Airport Terminal 1	8.99 miles
3	Birmingham International Airport	8.99 miles
4	Birmingham International Airport Terminal 2	8.97 miles

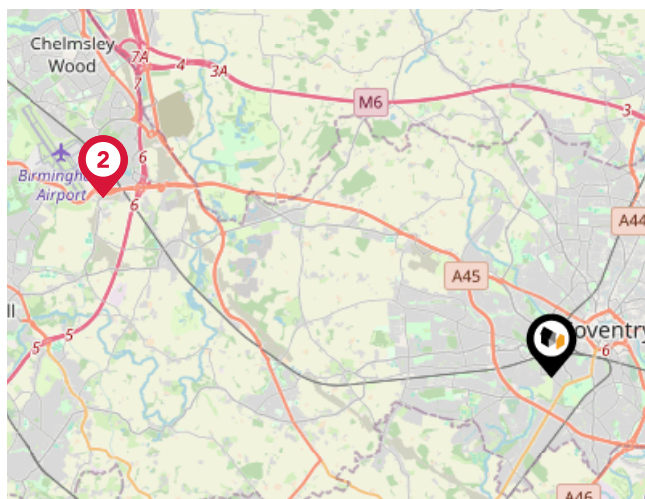
Area

Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Kingston Road	0.04 miles
2	Kingston Road	0.07 miles
3	Queensland Ave	0.1 miles
4	Queensland Ave	0.1 miles
5	Queensland Ave	0.1 miles



Local Connections

Pin	Name	Distance
1	Birmingham Intl Rail Station (Air-Rail Link)	8.72 miles
2	Birmingham Intl Rail Station (Air-Rail Link)	8.72 miles

Market Sold in Street



242, Earlsdon Avenue North, Coventry, CV5 6GX				Terraced House
Last Sold Date:	13/09/2023			
Last Sold Price:	£155,000			
246, Earlsdon Avenue North, Coventry, CV5 6GX				Terraced House
Last Sold Date:	20/09/2022	03/04/1998	17/03/1997	
Last Sold Price:	£249,000	£62,000	£50,000	
244, Earlsdon Avenue North, Coventry, CV5 6GX				Terraced House
Last Sold Date:	15/08/2022	30/11/2015		
Last Sold Price:	£267,000	£203,500		
284, Earlsdon Avenue North, Coventry, CV5 6GX				Terraced House
Last Sold Date:	22/10/2021			
Last Sold Price:	£208,000			
258, Earlsdon Avenue North, Coventry, CV5 6GX				Terraced House
Last Sold Date:	30/11/2020	26/02/2001		
Last Sold Price:	£275,000	£134,000		
254, Earlsdon Avenue North, Coventry, CV5 6GX				Semi-detached House
Last Sold Date:	29/05/2020	08/08/2008	18/04/2007	
Last Sold Price:	£335,000	£229,950	£186,500	
266, Earlsdon Avenue North, Coventry, CV5 6GX				Terraced House
Last Sold Date:	04/12/2019	04/05/2007	17/05/2002	
Last Sold Price:	£297,500	£235,000	£164,000	
248, Earlsdon Avenue North, Coventry, CV5 6GX				Terraced House
Last Sold Date:	19/08/2019	16/06/1995		
Last Sold Price:	£205,000	£19,750		
278, Earlsdon Avenue North, Coventry, CV5 6GX				Semi-detached House
Last Sold Date:	29/03/2019			
Last Sold Price:	£150,000			
282, Earlsdon Avenue North, Coventry, CV5 6GX				Terraced House
Last Sold Date:	22/12/2009	31/05/2002	14/06/1999	
Last Sold Price:	£175,000	£98,000	£55,000	
268, Earlsdon Avenue North, Coventry, CV5 6GX				Terraced House
Last Sold Date:	04/09/2009			
Last Sold Price:	£180,000			
250, Earlsdon Avenue North, Coventry, CV5 6GX				Terraced House
Last Sold Date:	12/06/2007	15/08/1997		
Last Sold Price:	£170,500	£9,000		

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

Market Sold in Street



262, Earlsdon Avenue North, Coventry, CV5 6GX	Terraced House
Last Sold Date: 01/12/2005	
Last Sold Price: £159,500	
260, Earlsdon Avenue North, Coventry, CV5 6GX	Terraced House
Last Sold Date: 13/05/2004	
Last Sold Price: £172,000	
280, Earlsdon Avenue North, Coventry, CV5 6GX	Semi-detached House
Last Sold Date: 20/07/2001 22/05/1998	
Last Sold Price: £85,000 £54,000	
270, Earlsdon Avenue North, Coventry, CV5 6GX	Semi-detached House
Last Sold Date: 20/07/2001 12/02/1997	
Last Sold Price: £58,000 £45,000	
238, Earlsdon Avenue North, Coventry, CV5 6GX	Terraced House
Last Sold Date: 27/08/1999	
Last Sold Price: £135,000	
276, Earlsdon Avenue North, Coventry, CV5 6GX	Semi-detached House
Last Sold Date: 03/10/1996	
Last Sold Price: £50,000	

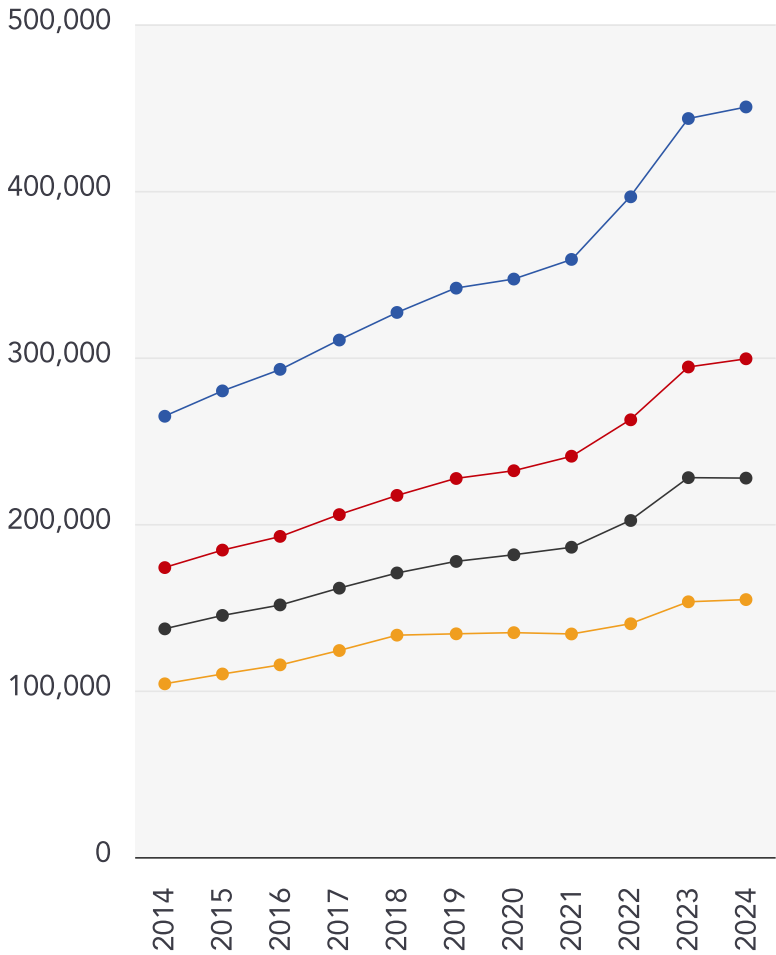
NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

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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