



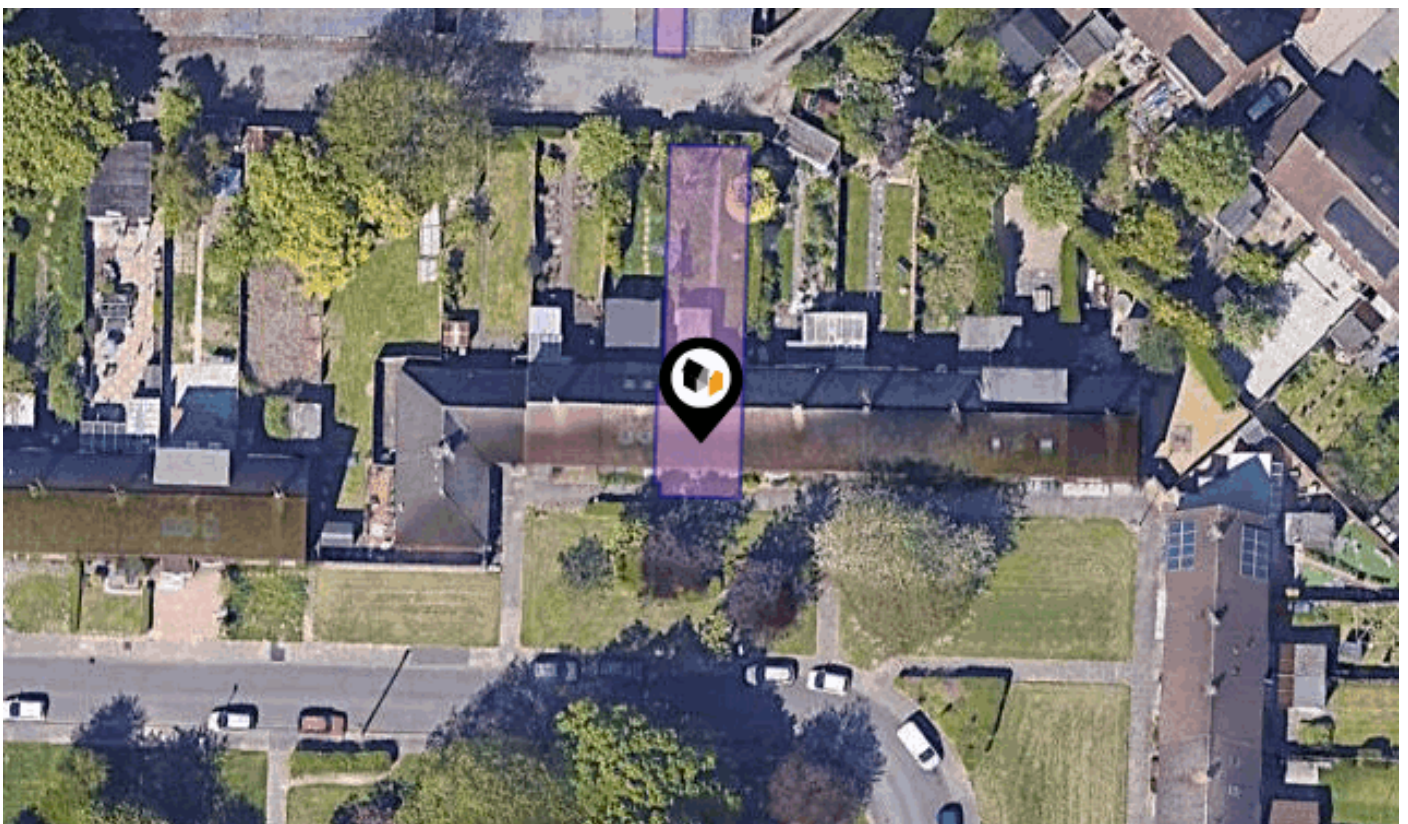
See More Online

Buyers & Interested Parties

KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Saturday 25th May 2024



CENTENARY ROAD, COVENTRY, CV4

Price Estimate : £290,000

Walmsley's The Way to Move

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

0330 1180062

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www.walmsleysthewaytomove.co.uk



Introduction

Our Comments



Dear Buyers & Interested Parties

Your property details in brief.....

A spacious three double bedroom terraced home with generous gardens

Ideal University of Warwick location close to Bus routes and the A45

Ground floor cloakroom & first floor bathroom

Spacious sitting dining room & kitchen with garden access

Outhouses including brick built workshop with electrics

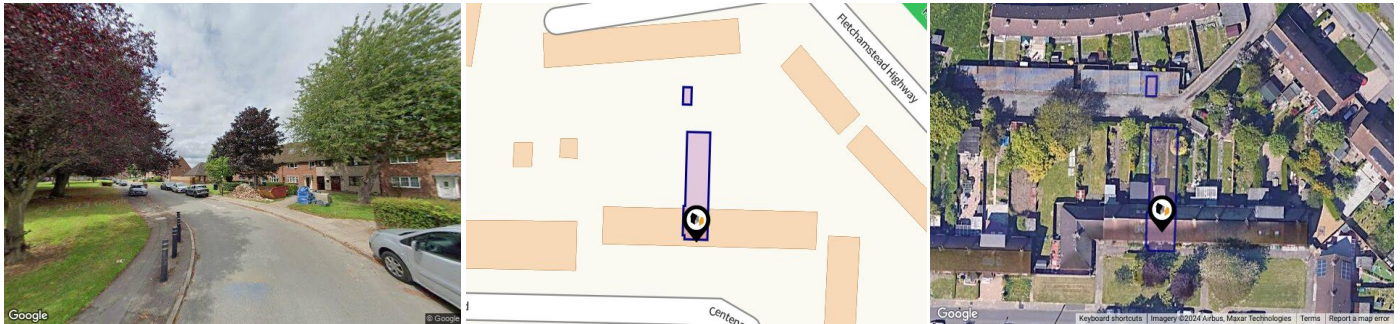
Permit parking area & en bloc single Garage to rear

Re wired, new boiler and double glazed throughout

NO UPWARD CHAIN, EPC Rating C, Total Dimensions Approx: 1273 Sq.Ft. or 118 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@walmsleythewaytomove.co.uk or 0330 1180 062



Property

Type:	Terraced	Last Sold £/ft²:	£249
Bedrooms:	3	Price Estimate:	£290,000
Floor Area:	1,001 ft ² / 93 m ²	Tenure:	Freehold
Plot Area:	0.05 acres		
Year Built :	1950-1966		
Council Tax :	Band A		
Annual Estimate:	£1,530		
Title Number:	WM123418		
UPRN:	100070631270		

Local Area

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

Satellite/Fibre TV Availability:



Property EPC - Certificate



CV4

Energy rating

C

Valid until 16.09.2031

Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	70 c	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Property

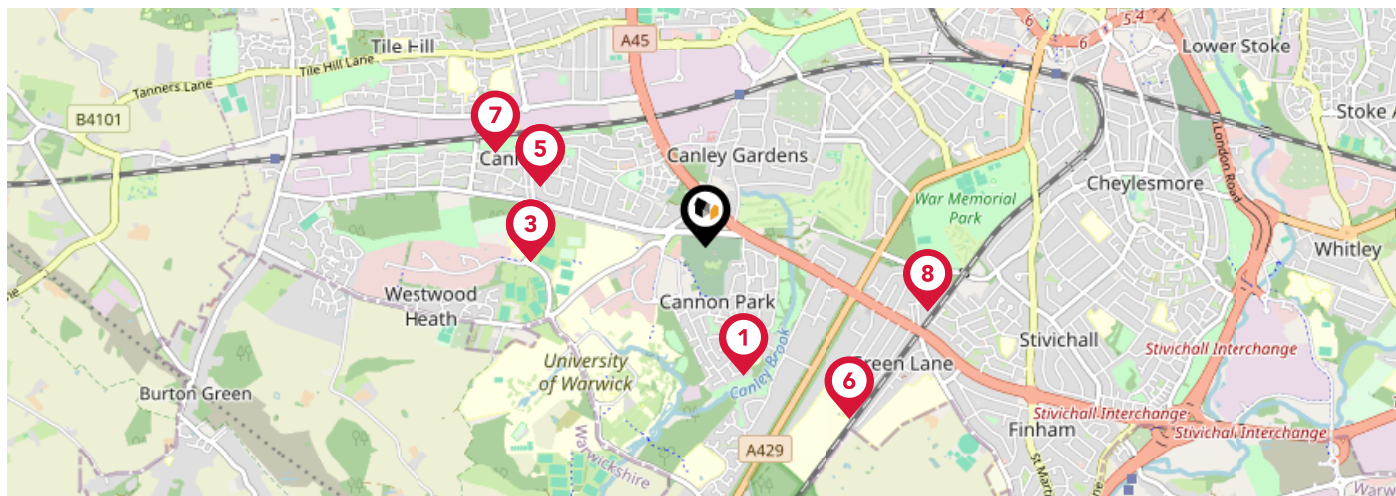
EPC - Additional Data



Additional EPC Data

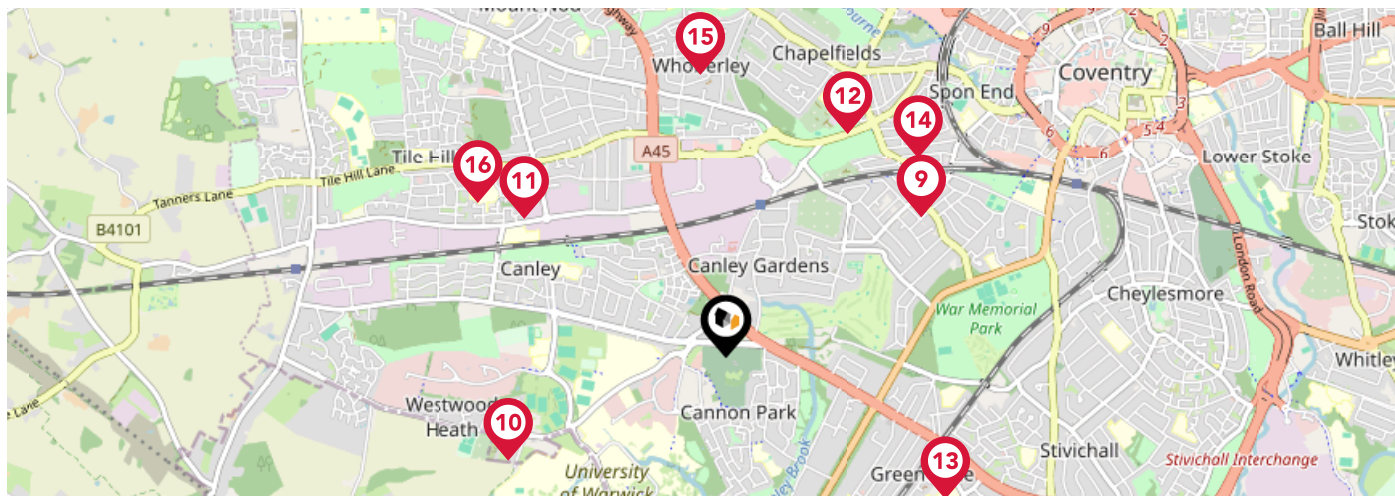
Property Type:	House
Build Form:	Mid-Terrace
Transaction Type:	Marketed sale
Energy Tariff:	Single
Main Fuel:	Mains gas (not community)
Main Gas:	Yes
Flat Top Storey:	No
Top Storey:	0
Glazing Type:	Double glazing, unknown install date
Previous Extension:	1
Open Fireplace:	0
Ventilation:	Natural
Walls:	Cavity wall, filled cavity
Walls Energy:	Average
Roof:	Pitched, 75 mm loft insulation
Roof Energy:	Average
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 45% of fixed outlets
Floors:	Suspended, no insulation (assumed)
Total Floor Area:	93 m ²

Area Schools



		Nursery	Primary	Secondary	College	Private
1	Cannon Park Primary School Ofsted Rating: Good Pupils: 197 Distance:0.6	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	WMG Academy for Young Engineers Ofsted Rating: Good Pupils: 403 Distance:0.8	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	The Westwood Academy Ofsted Rating: Good Pupils: 611 Distance:0.8	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Charter Primary School Ofsted Rating: Inadequate Pupils:0 Distance:0.8	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Charter Primary School Ofsted Rating: Special Measures Pupils: 324 Distance:0.8	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Bishop Ullathorne Catholic School Ofsted Rating: Good Pupils: 984 Distance:1.01	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Finham Park 2 Ofsted Rating: Good Pupils: 593 Distance:1.04	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Stivichall Primary School Ofsted Rating: Good Pupils: 527 Distance:1.05	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

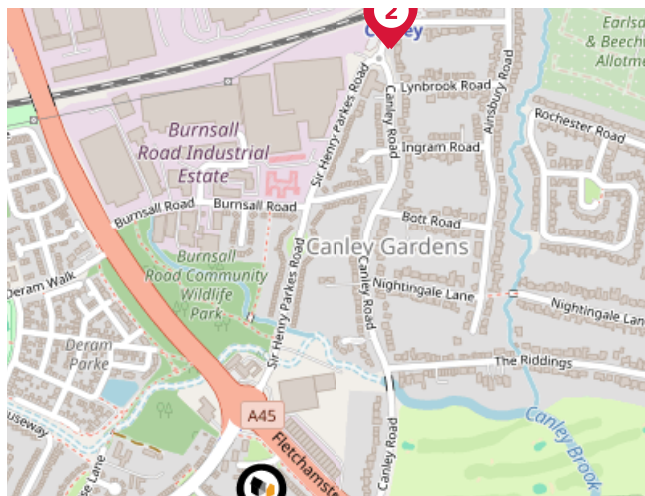
Area Schools



		Nursery	Primary	Secondary	College	Private
	Earlsdon Primary School Ofsted Rating: Good Pupils: 404 Distance:1.09	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	The National Mathematics and Science College Ofsted Rating: Good Pupils: 51 Distance:1.09	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Templars Primary School Ofsted Rating: Good Pupils: 594 Distance:1.12	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	All Souls' Catholic Primary School Ofsted Rating: Good Pupils: 240 Distance:1.16	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Finham Park School Ofsted Rating: Outstanding Pupils: 1541 Distance:1.18	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Hearsall Community Academy Ofsted Rating: Good Pupils: 411 Distance:1.26	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Whoberley Hall Primary School Ofsted Rating: Good Pupils: 212 Distance:1.29	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Hereward College of Further Education Ofsted Rating: Good Pupils:0 Distance:1.33	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

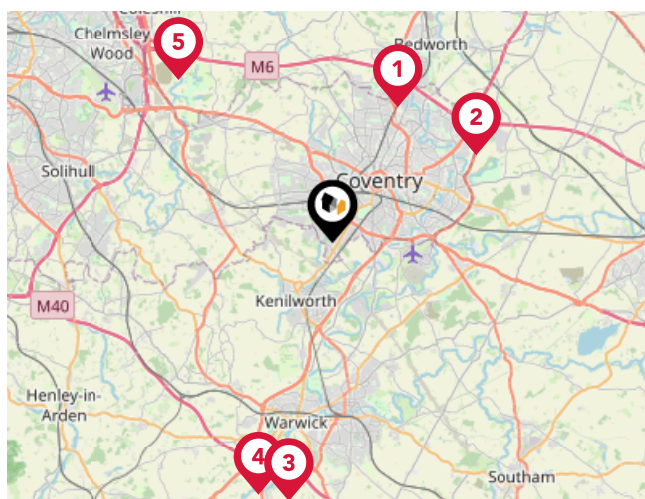
Area

Transport (National)



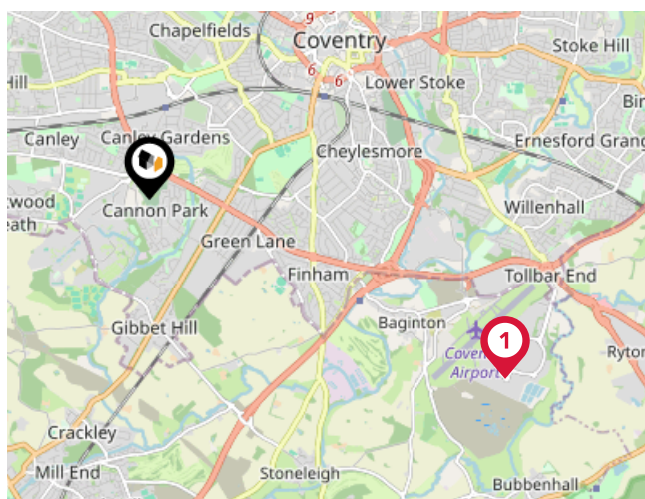
National Rail Stations

Pin	Name	Distance
1	Canley Rail Station	0.56 miles
2	Canley Rail Station	0.56 miles
3	Canley Rail Station	0.56 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M6 J3	5.51 miles
2	M6 J2	6.15 miles
3	M40 J14	9.44 miles
4	M40 J15	9.45 miles
5	M6 J3A	8.12 miles



Airports/Helipads

Pin	Name	Distance
1	Coventry Airport	3.61 miles
2	Birmingham International Airport Terminal 1	8.72 miles
3	Birmingham International Airport	8.72 miles
4	Birmingham International Airport Terminal 2	8.69 miles

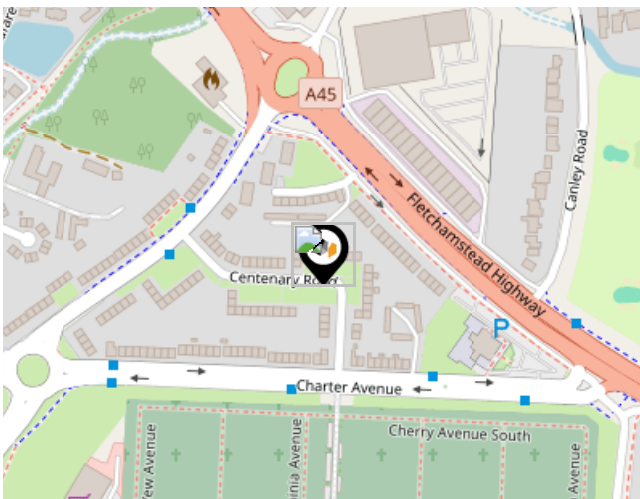
Area

Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Canley Crematorium	0.07 miles
2	Sir Henry Parkes Rd	0.07 miles
3	Canley Crematorium	0.08 miles
4	Centenary Rd	0.08 miles
5	Centenary Rd	0.09 miles



Local Connections

Pin	Name	Distance
1	Birmingham Intl Rail Station (Air-Rail Link)	8.44 miles
2	Birmingham Intl Rail Station (Air-Rail Link)	8.44 miles

Market Sold in Street



34, Centenary Road, Coventry, CV4 8GF				Semi-detached House
Last Sold Date:	20/11/2023	04/08/2000	15/11/1996	
Last Sold Price:	£250,000	£59,995	£34,000	
32, Centenary Road, Coventry, CV4 8GF				Terraced House
Last Sold Date:	11/11/2022	23/08/2006		
Last Sold Price:	£295,000	£138,000		
26, Centenary Road, Coventry, CV4 8GF				Terraced House
Last Sold Date:	08/10/2021	03/01/2002		
Last Sold Price:	£405,000	£72,000		
24, Centenary Road, Coventry, CV4 8GF				Terraced House
Last Sold Date:	29/06/2021			
Last Sold Price:	£285,000			
17, Centenary Road, Coventry, CV4 8GF				Terraced House
Last Sold Date:	14/05/2021	10/05/2019		
Last Sold Price:	£450,000	£290,000		
58, Centenary Road, Coventry, CV4 8GF				Semi-detached House
Last Sold Date:	05/02/2021	02/12/2011		
Last Sold Price:	£288,000	£173,000		
66, Centenary Road, Coventry, CV4 8GF				Semi-detached House
Last Sold Date:	16/12/2020	11/08/1997		
Last Sold Price:	£272,000	£48,450		
11, Centenary Road, Coventry, CV4 8GF				Terraced House
Last Sold Date:	27/08/2020	16/04/2004		
Last Sold Price:	£320,000	£119,500		
28, Centenary Road, Coventry, CV4 8GF				Terraced House
Last Sold Date:	17/03/2020	02/09/2004	09/03/2001	30/04/1999
Last Sold Price:	£250,000	£122,000	£67,000	£44,000
36, Centenary Road, Coventry, CV4 8GF				Terraced House
Last Sold Date:	09/10/2017			
Last Sold Price:	£282,000			
27, Centenary Road, Coventry, CV4 8GF				Semi-detached House
Last Sold Date:	23/08/2017	28/05/2004		
Last Sold Price:	£227,000	£120,000		
54, Centenary Road, Coventry, CV4 8GF				Terraced House
Last Sold Date:	06/07/2016			
Last Sold Price:	£250,000			

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

Market Sold in Street



12, Centenary Road, Coventry, CV4 8GF					Terraced House
Last Sold Date:	13/04/2016				
Last Sold Price:	£211,000				
19, Centenary Road, Coventry, CV4 8GF					Terraced House
Last Sold Date:	20/01/2016				
Last Sold Price:	£221,000				
46, Centenary Road, Coventry, CV4 8GF					Terraced House
Last Sold Date:	28/03/2014	14/02/2003	28/05/1999	24/11/1995	
Last Sold Price:	£180,000	£94,950	£44,000	£12,000	
52, Centenary Road, Coventry, CV4 8GF					Terraced House
Last Sold Date:	12/07/2012				
Last Sold Price:	£180,000				
50, Centenary Road, Coventry, CV4 8GF					Terraced House
Last Sold Date:	02/07/2012	24/03/2005			
Last Sold Price:	£165,000	£120,000			
7, Centenary Road, Coventry, CV4 8GF					Terraced House
Last Sold Date:	11/10/2010	13/02/2002	24/09/1999		
Last Sold Price:	£165,000	£84,950	£56,000		
1, Centenary Road, Coventry, CV4 8GF					Semi-detached House
Last Sold Date:	13/04/2006				
Last Sold Price:	£135,500				
56, Centenary Road, Coventry, CV4 8GF					Semi-detached House
Last Sold Date:	13/01/2006				
Last Sold Price:	£147,500				
64, Centenary Road, Coventry, CV4 8GF					Semi-detached House
Last Sold Date:	06/04/2001				
Last Sold Price:	£60,000				
13, Centenary Road, Coventry, CV4 8GF					Terraced House
Last Sold Date:	09/06/2000	28/05/1997			
Last Sold Price:	£55,000	£17,000			
22, Centenary Road, Coventry, CV4 8GF					Terraced House
Last Sold Date:	28/03/2000				
Last Sold Price:	£47,500				
16, Centenary Road, Coventry, CV4 8GF					Terraced House
Last Sold Date:	20/03/2000				
Last Sold Price:	£44,000				

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Market Sold in Street



21, Centenary Road, Coventry, CV4 8GF	Semi-detached House
Last Sold Date: 23/02/2000	
Last Sold Price: £17,800	
3, Centenary Road, Coventry, CV4 8GF	Terraced House
Last Sold Date: 29/05/1998	
Last Sold Price: £38,500	
18, Centenary Road, Coventry, CV4 8GF	Semi-detached House
Last Sold Date: 01/12/1997	
Last Sold Price: £44,000	
5, Centenary Road, Coventry, CV4 8GF	Terraced House
Last Sold Date: 01/08/1996	
Last Sold Price: £37,000	
2, Centenary Road, Coventry, CV4 8GF	Detached House
Last Sold Date: 16/01/1996	
Last Sold Price: £47,500	

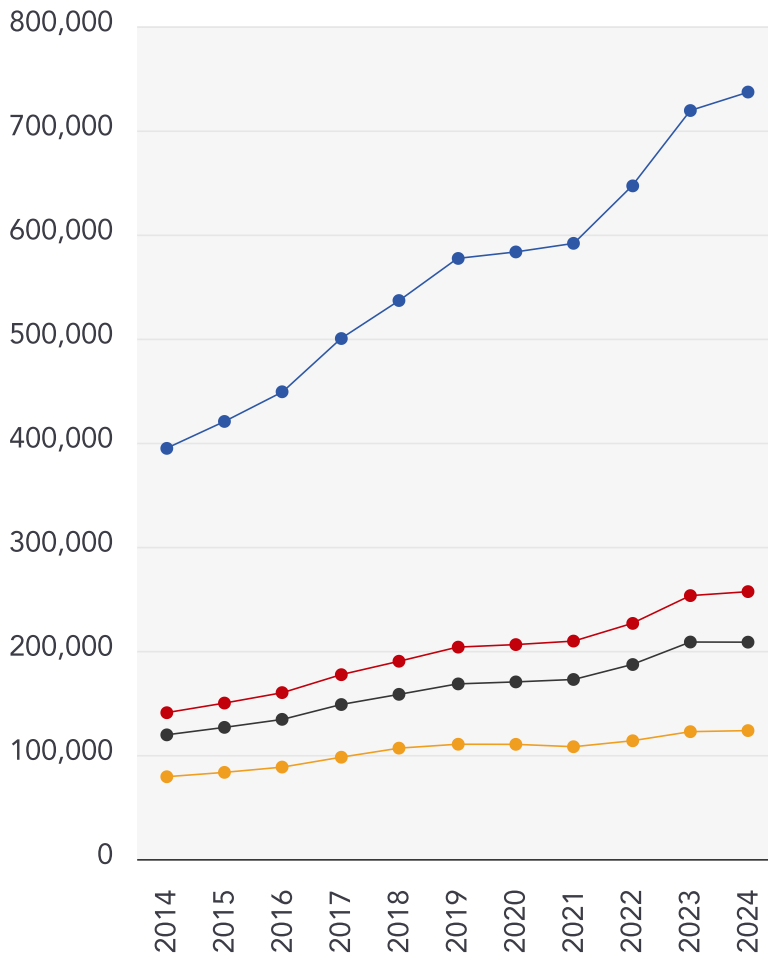
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Market

House Price Statistics



10 Year History of Average House Prices by Property Type in CV4



Detached

+86.77%

Semi-Detached

+82.76%

Terraced

+74.65%

Flat

+56.09%

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.

Please note that all appliances and heating systems are not tested by Walmsley's The Way to Move and therefore no warranties can be given as to their good working order.

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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