



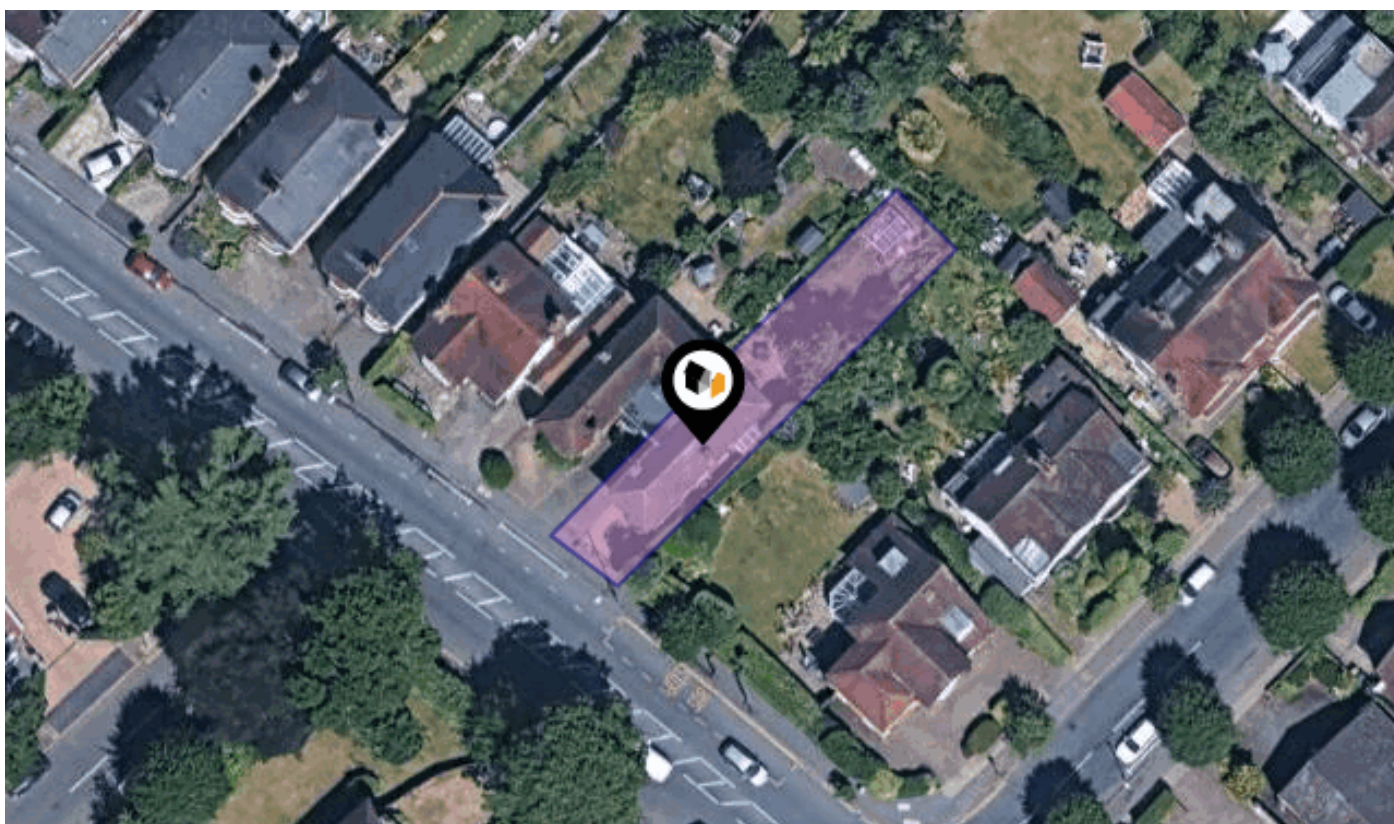
See More Online

Buyers & Interested Parties

KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Thursday 16th January 2025



EARLSDON AVENUE SOUTH, COVENTRY, CV5

OIRO : £475,000

Walmsley's The Way to Move

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

0330 1180062

mark@walmsleysthewaytomove.co.uk

www.walmsleysthewaytomove.co.uk



Introduction

Our Comments



Dear Buyers & Interested Parties

Your property details in brief.....

A generous four double bedroom semi detached home in an ideal location

Driveway & integral single garage

Two substantial sitting rooms & kitchen breakfast room

Deep rear gardens with secure side access

Impressive & welcoming hallway & grand landing with portrait window

First floor bathroom & ground floor cloakroom

Within a stones throw of the War Memorial Park & Train Station

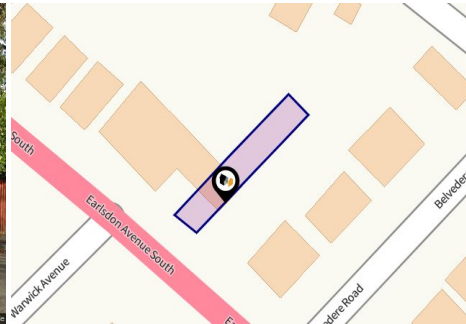
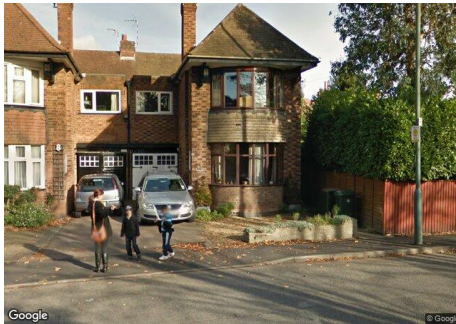
NEW EPC Ordered, Total 1577 Sq.Ft or 147Sq.M

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@walmsteythewaytomove.co.uk or 0330 1180 062

Property Overview



Property

Type:	Detached
Bedrooms:	4
Floor Area:	1,577 ft ² / 146 m ²
Plot Area:	0.07 acres
Council Tax :	Band E
Annual Estimate:	£2,806
Title Number:	WK63879

OIRO:	£475,000
Tenure:	Freehold

Local Area

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

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

16 mb/s	80 mb/s	1000 mb/s

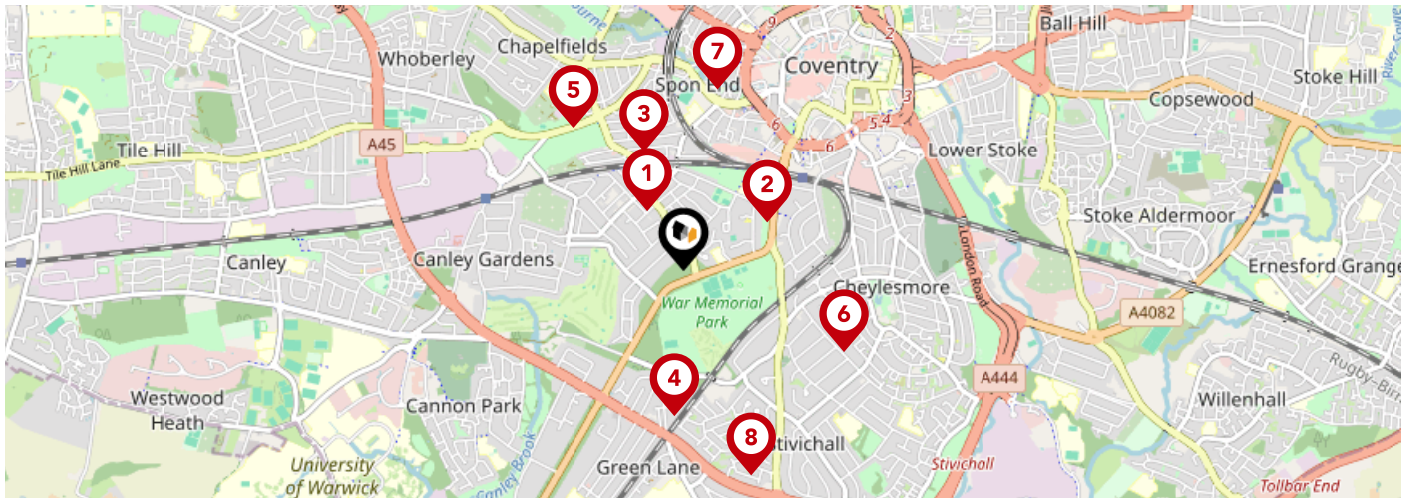
Mobile Coverage: (based on calls indoors)



Satellite/Fibre TV Availability:

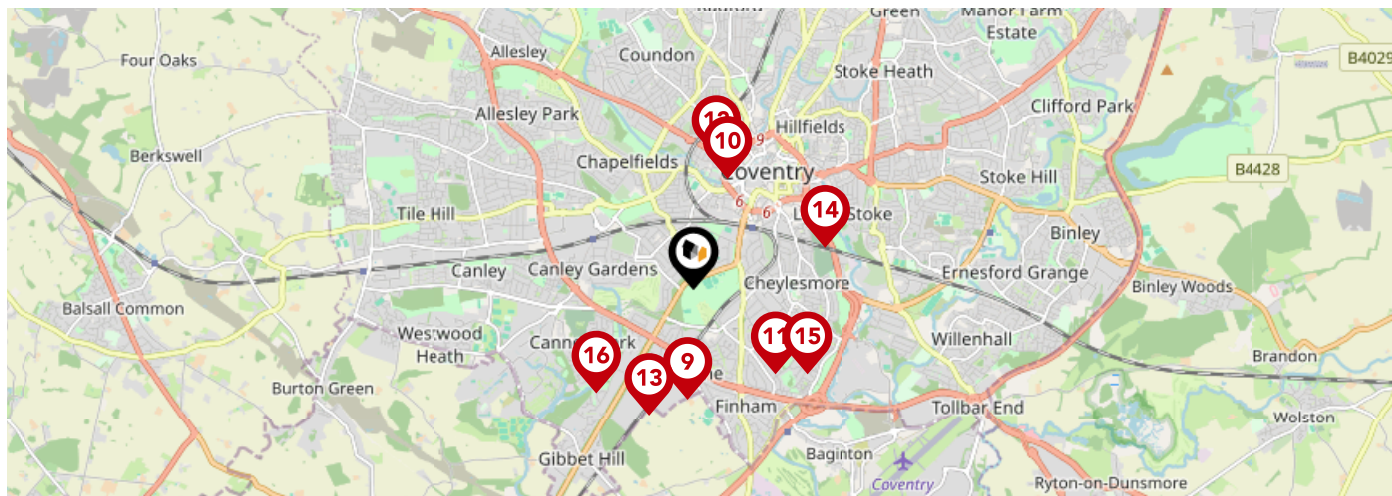










Area Schools



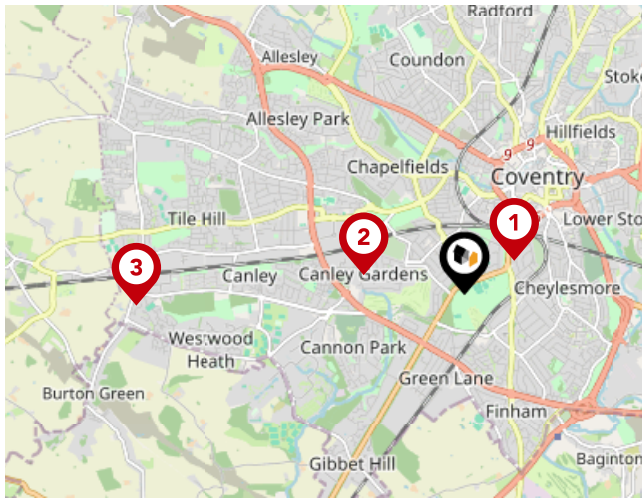
		Nursery	Primary	Secondary	College	Private
1	Earlsdon Primary School Ofsted Rating: Good Pupils: 423 Distance:0.31	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	King Henry VIII School Ofsted Rating: Not Rated Pupils: 802 Distance:0.43	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Hearsall Community Academy Ofsted Rating: Good Pupils: 466 Distance:0.57	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Stivichall Primary School Ofsted Rating: Good Pupils: 534 Distance:0.66	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	All Souls' Catholic Primary School Ofsted Rating: Good Pupils: 239 Distance:0.82	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Manor Park Primary School Ofsted Rating: Good Pupils: 727 Distance:0.82	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Spon Gate Primary School Ofsted Rating: Good Pupils: 260 Distance:0.83	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Grange Farm Primary School Ofsted Rating: Good Pupils: 421 Distance:0.98	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Schools



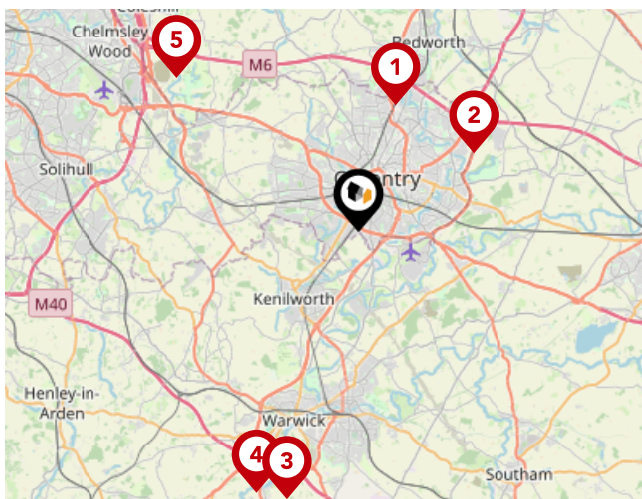
		Nursery	Primary	Secondary	College	Private
 Finham Park School Ofsted Rating: Outstanding Pupils: 1711 Distance:1.01		<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 St Osburg's Catholic Primary School Ofsted Rating: Good Pupils: 228 Distance:1.04		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 St Thomas More Catholic Primary School Ofsted Rating: Good Pupils: 317 Distance:1.07		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Bablake School Ofsted Rating: Not Rated Pupils: 1048 Distance:1.2		<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Bishop Ullathorne Catholic School Ofsted Rating: Good Pupils: 1140 Distance:1.22		<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 All Saints Church of England Primary School Ofsted Rating: Good Pupils: 249 Distance:1.26		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Howes Community Primary School Ofsted Rating: Requires improvement Pupils: 177 Distance:1.29		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Cannon Park Primary School Ofsted Rating: Good Pupils: 204 Distance:1.29		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Transport (National)



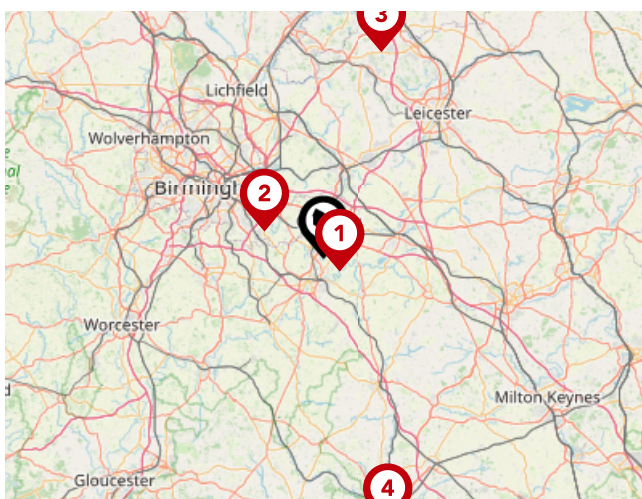
National Rail Stations

Pin	Name	Distance
1	Coventry Rail Station	0.54 miles
2	Canley Rail Station	0.92 miles
3	Tile Hill Rail Station	2.96 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M6 J3	4.78 miles
2	M6 J2	5.07 miles
3	M40 J14	10.03 miles
4	M40 J15	10.15 miles
5	M6 J3A	8.63 miles



Airports/Helipads

Pin	Name	Distance
1	Baginton	2.95 miles
2	Birmingham Airport	9.49 miles
3	East Mids Airport	30.84 miles
4	Kidlington	40.14 miles

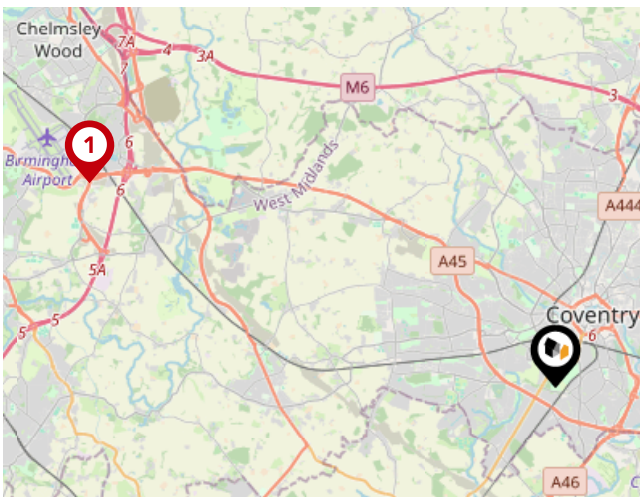
Area

Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Warwick Avenue	0.01 miles
2	Warwick Avenue	0.05 miles
3	Mickleton Rd	0.09 miles
4	Mickleton Rd	0.1 miles
5	Earlsdon Avenue South	0.18 miles



Local Connections

Pin	Name	Distance
1	Birmingham Intl Rail Station (Air-Rail Link)	9.21 miles

Market Sold in Street



72, Earlsdon Avenue South, Coventry, CV5 6DT	Terraced House		
Last Sold Date:	21/02/2024		
Last Sold Price:	£405,000		
58, Earlsdon Avenue South, Coventry, CV5 6DT	Semi-detached House		
Last Sold Date:	06/10/2023	25/10/2013	
Last Sold Price:	£523,000	£245,000	
74, Earlsdon Avenue South, Coventry, CV5 6DT	Terraced House		
Last Sold Date:	26/02/2021	16/11/2015	22/06/2007
Last Sold Price:	£340,000	£260,000	£212,000
20, Earlsdon Avenue South, Coventry, CV5 6DT	Semi-detached House		
Last Sold Date:	26/02/2021	04/07/2003	27/02/1998
Last Sold Price:	£380,000	£192,000	£97,500
26, Earlsdon Avenue South, Coventry, CV5 6DT	Semi-detached House		
Last Sold Date:	23/10/2020		
Last Sold Price:	£367,000		
32, Earlsdon Avenue South, Coventry, CV5 6DT	Semi-detached House		
Last Sold Date:	22/02/2019	23/10/2008	19/12/1997
Last Sold Price:	£340,000	£242,000	£105,000
50, Earlsdon Avenue South, Coventry, CV5 6DT	Semi-detached House		
Last Sold Date:	16/01/2019		
Last Sold Price:	£478,000		
54, Earlsdon Avenue South, Coventry, CV5 6DT	other House		
Last Sold Date:	17/12/2018		
Last Sold Price:	£500,000		
34, Earlsdon Avenue South, Coventry, CV5 6DT	Semi-detached House		
Last Sold Date:	18/09/2018		
Last Sold Price:	£240,000		
36, Earlsdon Avenue South, Coventry, CV5 6DT	Semi-detached House		
Last Sold Date:	14/09/2018		
Last Sold Price:	£235,000		
64, Earlsdon Avenue South, Coventry, CV5 6DT	Semi-detached House		
Last Sold Date:	07/09/2018		
Last Sold Price:	£260,500		
56, Earlsdon Avenue South, Coventry, CV5 6DT	Semi-detached House		
Last Sold Date:	23/08/2018		
Last Sold Price:	£325,000		

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

Market Sold in Street



38, Earlsdon Avenue South, Coventry, CV5 6DT		Semi-detached House	
Last Sold Date:	16/11/2016	20/09/1996	
Last Sold Price:	£340,000	£75,000	
76, Earlsdon Avenue South, Coventry, CV5 6DT		Terraced House	
Last Sold Date:	01/09/2014	01/11/2012	26/07/1999
Last Sold Price:	£250,000	£235,000	£75,000
10, Earlsdon Avenue South, Coventry, CV5 6DT		Detached House	
Last Sold Date:	18/12/2009	03/08/2001	
Last Sold Price:	£486,000	£250,000	
80, Earlsdon Avenue South, Coventry, CV5 6DT		Terraced House	
Last Sold Date:	02/11/2006	27/06/1997	
Last Sold Price:	£196,000	£68,500	
12, Earlsdon Avenue South, Coventry, CV5 6DT		Semi-detached House	
Last Sold Date:	13/09/2002		
Last Sold Price:	£140,000		
14, Earlsdon Avenue South, Coventry, CV5 6DT		Semi-detached House	
Last Sold Date:	04/09/2000		
Last Sold Price:	£113,000		
22, Earlsdon Avenue South, Coventry, CV5 6DT		Semi-detached House	
Last Sold Date:	26/05/2000		
Last Sold Price:	£125,500		
46, Earlsdon Avenue South, Coventry, CV5 6DT		Semi-detached House	
Last Sold Date:	28/04/2000		
Last Sold Price:	£162,500		
86, Earlsdon Avenue South, Coventry, CV5 6DT		Terraced House	
Last Sold Date:	03/06/1999	01/08/1996	
Last Sold Price:	£123,000	£103,000	
62, Earlsdon Avenue South, Coventry, CV5 6DT		Semi-detached House	
Last Sold Date:	12/09/1997		
Last Sold Price:	£97,500		
18, Earlsdon Avenue South, Coventry, CV5 6DT		Semi-detached House	
Last Sold Date:	01/08/1997		
Last Sold Price:	£79,950		

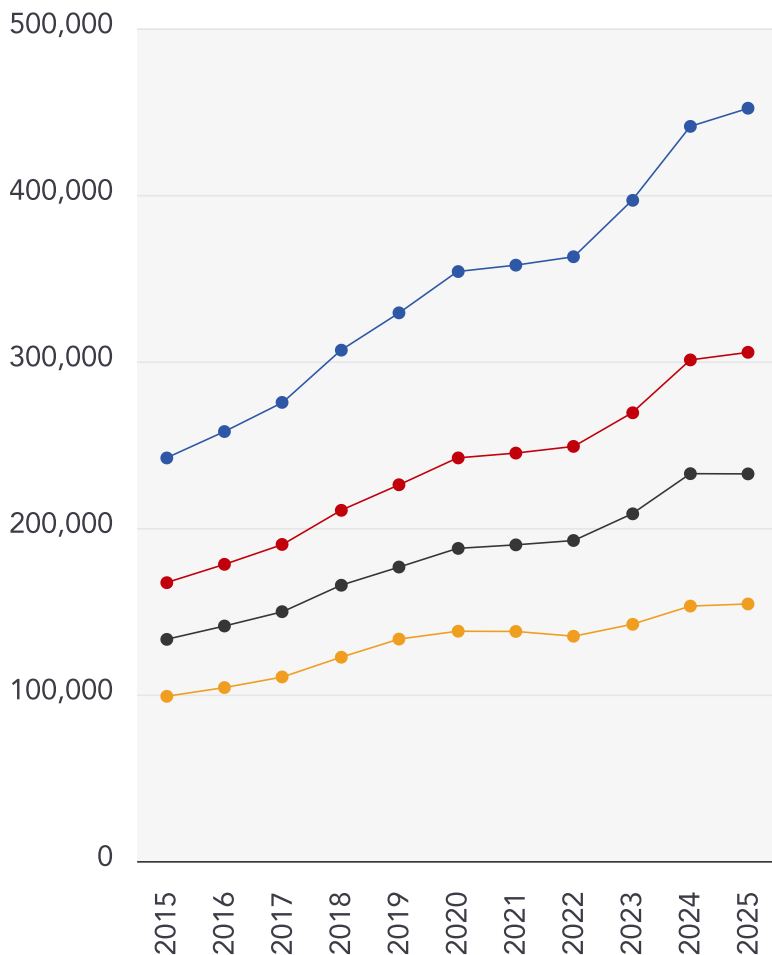
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Market

House Price Statistics



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



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.

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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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