



**Norman Place Road, Coventry, CV6 2BS**

**SHELDON  
BOSLEY  
KNIGHT**

LAND AND  
PROPERTY  
PROFESSIONALS

# Property Description

This well presented three bedroom end terraced home is conveniently located for local shops, transport links & schools such as Christ The King Primary School, Cardinal Newman, Coundon Court, Kingsbury Academy, Bablake School, Coundon Primary School & Hollyfast Primary. With great access links to the A45 (Birmingham) & A4114 (Coventry City Centre)

In brief the accommodation comprises an entrance porch and hall and doors to the beautifully designed kitchen/diner/living area with access to the rear garden. The open plan design of this area makes this a great space for a growing family. Upstairs there are three bedrooms and a modern family bathroom.

Externally the property boasts off street parking for two vehicles and a low maintenance rear garden with a concrete storage garage.





# Key Features

- Three Bedrooms
- End Terraced
- Open Plan Living
- Recently Refurbished
- Sought After Location
- Off Street Parking
- Modern Family Bathroom
- Well Presented and Maintained
- Links to A45 (Birmingham) & A4114 (Coventry City Centre)
- Complete Chain

**Offers Over  
£225,000**

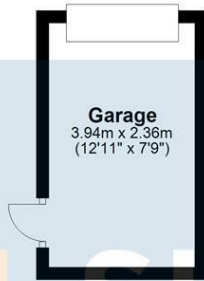
EPC Rating - D

Tenure - Freehold

Council Tax Band - B

Local Authority -  
Coventry City Council

**Ground Floor**  
Approx. 42.2 sq. metres (454.0 sq. feet)

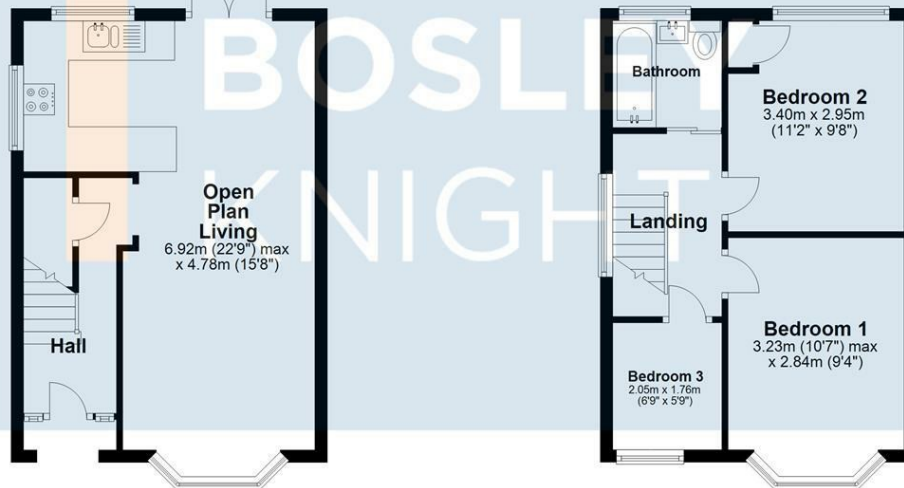


**Garage**  
3.94m x 2.36m  
(12'11" x 7'9")

**Open Plan Living**  
6.92m (22'9") max  
x 4.78m (15'8")

**Hall**

**First Floor**  
Approx. 32.6 sq. metres (350.5 sq. feet)



**Bathroom**

**Bedroom 2**  
3.40m x 2.95m  
(11'2" x 9'8")

**Landing**

**Bedroom 1**  
3.23m (10'7") max  
x 2.84m (9'4")

**Bedroom 3**  
2.05m x 1.76m  
(6'9" x 5'9")

Total area: approx. 74.7 sq. metres (804.5 sq. feet)

All efforts have been made to ensure that the measurements on this floorplan are accurate however these are for guidance purposes only.  
Plan produced using PlanUp.

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