

60 Drapers Fields Canal Basin, Coventry, CV1 4RB

A modern townhouse enjoying a delightful canal side setting, a stones throw from the city centre. Creating a perfect investment opportunity or first time purchase, this economical home has both gas heating and double glazing together with manageable gardens and a rear car parking space. Briefly the property includes a hallway, lounge, full width kitchen/diner, two good sized bedrooms and a bathroom. INTERESTED? THEN PLEASE CALL TODAY TO BOOK YOUR VIEWING.

SETTING

Drapers Fields is located within the Canal Basin, a few minutes walk of the city centre. The development offers similar houses and apartments and has proved popular with investors and first time buyers over many years, The local area contains a selection of daily amenities with nearby bus services leading to and from town.

£179,950

60 Drapers Fields

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- OUTSTANDING CANAL SIDE LOCATION
- GAS HEATING, DOUBLE GLAZING
- VERY COMPETITIVELY PRICED
- WITHIN A SHORT WALK TO TOWN
- PARKING BAY TO REAR
- CURRENTLY TENANTED, EXCELLENT OPPORTUNITY
- IDEAL LONG TERM INVESTMENT
- SEVERAL AMENITIES NEARBY

On The Ground Floor

Hall

3'7 x 3'3

Lounge

15'9 x 12'5

Kitchen/Diner

12'5 x 8'7

On The First Floor

Bedroom No.1

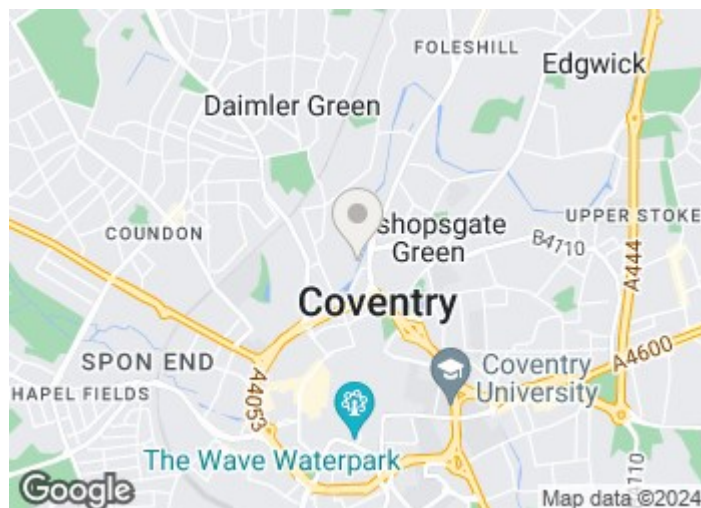
12'5 x 9'4

Bedroom No.2

12'6 max x 8'8

Bathroom

6'4 x 6'2



[Directions](#)



yourdreampad
Quality. This time, next time, every time.

Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			88
(81-91) B			
(69-80) C		69	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	