



Walsgrave Road, Coventry, CV2 4HG

**Loveitts**

PART OF | SHELDON BOSLEY KNIGHT

# Property Description

A great opportunity to acquire this three bedroom property situated within walking distance to Coventry City Centre. The property is positioned with great access to local shops, amenities schools and also benefits from being located on a bus route. The property offers a potential rental income of £1,100 and potential yield of 7.3%.

The accommodation on offer comprises entrance hallway, lounge with bay window, a separate dining room, and a fitted kitchen/diner with door leading to the rear garden. To the first floor are three generous bedrooms and a shower room. The property also features a loft room on the second floor.

Further benefits include both front and rear gardens, gas central heating and double glazing throughout.



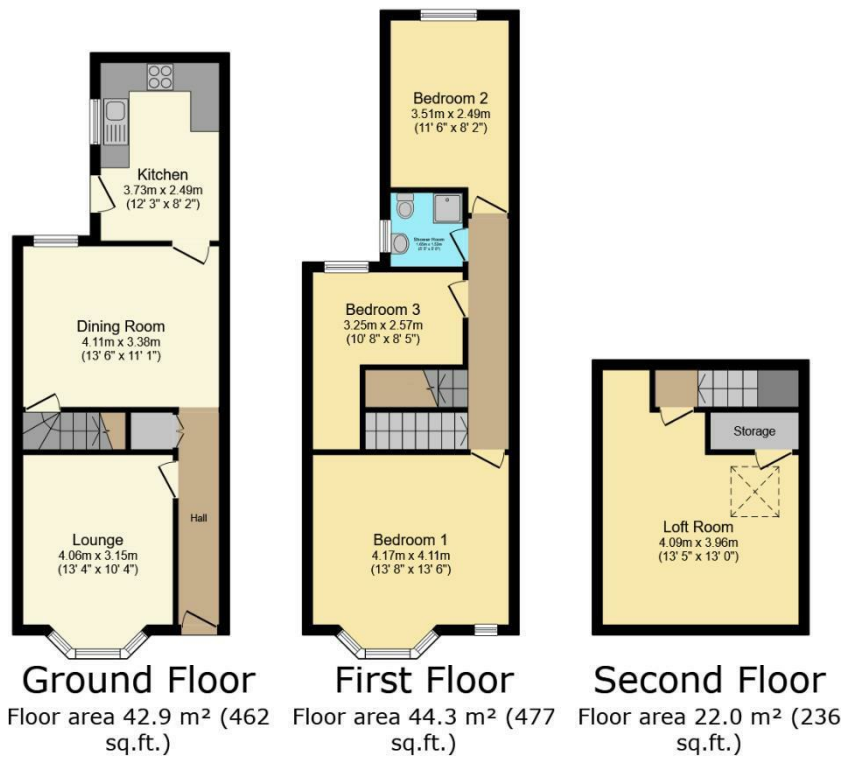


## Key Features

- Three Bedrooms
- Loft Room
- Lounge
- Separate Dining Room
- Kitchen/Diner
- Great City Centre Access
- Close to Shops and Amenities
- Positioned on a Bus Route
- Front and Rear Gardens
- EPC -

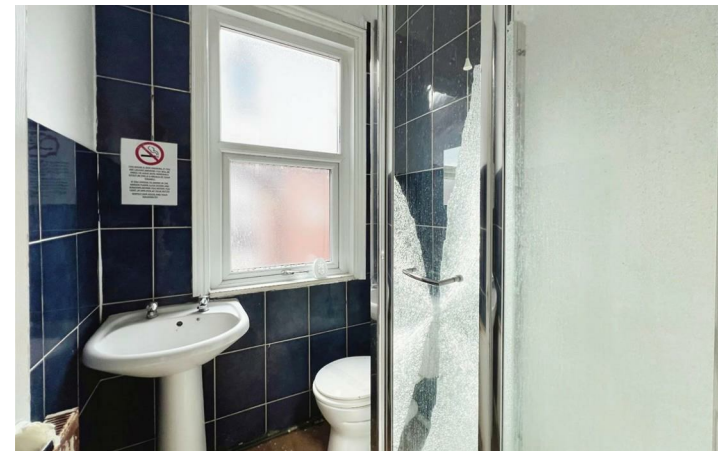
**£180,000**





TOTAL: 109.2 m<sup>2</sup> (1,175 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



EPC Rating - D

Tenure - Freehold

Council Tax Band - A

Local Authority

We routinely refer clients to both our recommended Legal Firm and a panel of Financial Services Providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee

To view this property please contact our Loveitts Coventry (Sales) office  
on 02476 258421