



**Standard Avenue, Coventry, CV4 9BS**

**Loveitts**

PART OF | SHELDON BOSLEY KNIGHT

# Property Description

Loveitts are pleased to bring to market this well-maintained three-bedroom end-terraced property, situated in the ever-popular area of Tile Hill. Located on Standard Avenue, this home offers a fantastic opportunity for first-time buyers, growing families, or investors alike.

The ground floor accommodation comprises a spacious lounge filled with natural light, a separate dining area ideal for entertaining, and a fitted kitchen overlooking the rear garden. Upstairs boasts two generously sized double bedrooms, a further single bedroom, and a family bathroom.

Externally, the property benefits from a generous rear garden featuring a central pathway leading to the end of the garden – perfect for families, outdoor entertaining, or future landscaping ideas. The front garden is low-maintenance and neatly presented.

The property is ideally located for access to local schools (is within the prime catchment area for Finham Park 2), shops, and public transport links, with easy access to the A444 and M6 motorway for commuters.





## Key Features

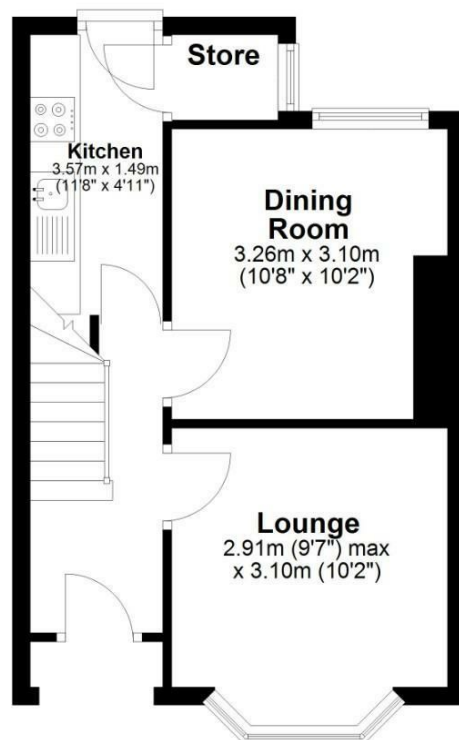
- Three Bedroom Property
- End of terrace family home
- Double glazed and gas central heating
- Two reception rooms
- Shower Room
- Good road and motorway networks
- Close to local shops, supermarkets and amenities
- Prime catchment area for Finham Park 2
- Good sized enclosed rear garden
- EPC - D

**Offers Over  
£195,000**



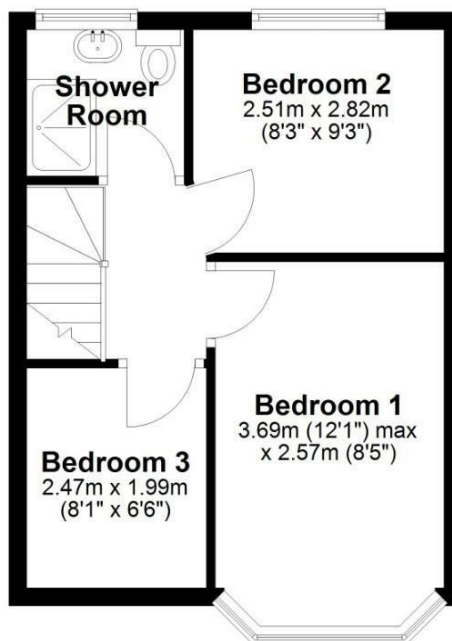
## Ground Floor

Approx. 34.7 sq. metres (373.1 sq. feet)



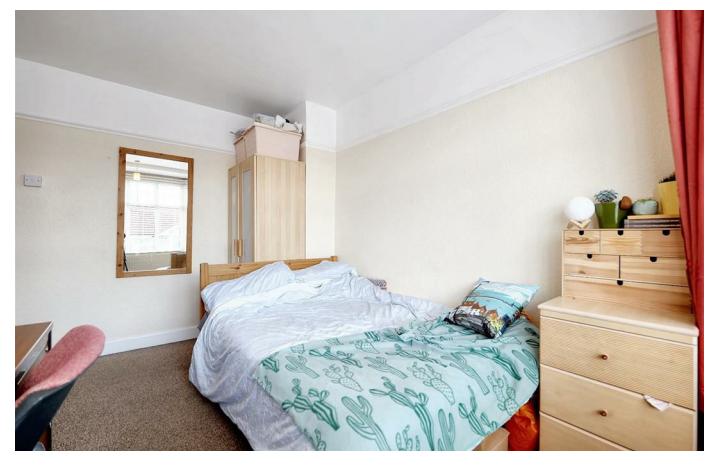
## First Floor

Approx. 29.7 sq. metres (320.1 sq. feet)



Total area: approx. 64.4 sq. metres (693.2 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.



EPC Rating - D

Tenure - Freehold

Council Tax Band - B

Local Authority  
Coventry City Council

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

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