



25 Melville Close, Exhall

Exhall

£180,000



**SHELDON  
BOSLEY  
KNIGHT**

LAND AND  
PROPERTY  
PROFESSIONALS



## 25 Melville Close

Exhall, Coventry

NO UPWARD CHAIN| THREE BEDROOM MID TERRACE|  
CUL DE SAC LOCATION| LOUNGE/DINER - KITCHEN|  
FAMILY BATHROOM| GARDENS FRONT & REAR| WELL  
PRESENTED HOME| FREEHOLD - COUNCIL TAX BAND A -  
EPC C

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- NO UPWARD CHAIN
- THREE BEDROOM MID TERRACE
- CUL DE SAC LOCATION
- LOUNGE/DINER - KITCHEN
- FAMILY BATHROOM
- GARDENS FRONT & REAR
- WELL PRESENTED HOME
- FREEHOLD - COUNCIL TAX BAND A - EPC C







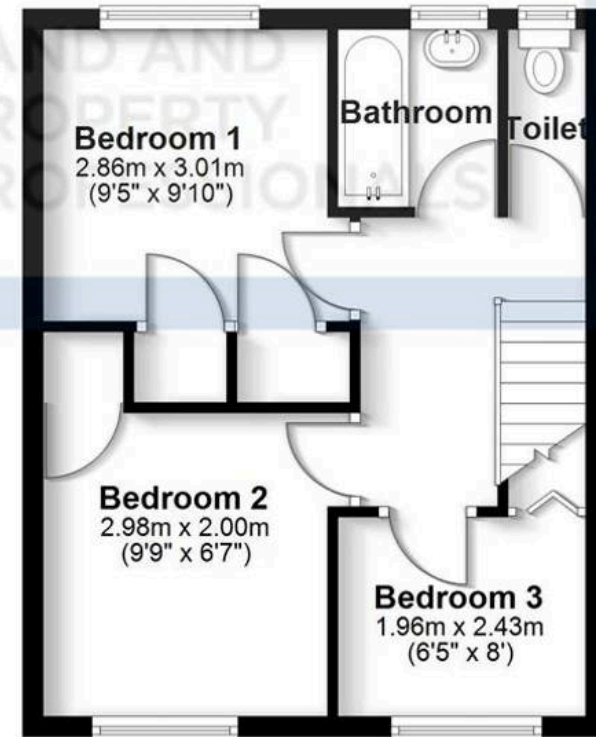
## Ground Floor

Approx. 54.2 sq. metres (583.7 sq. feet)



## First Floor

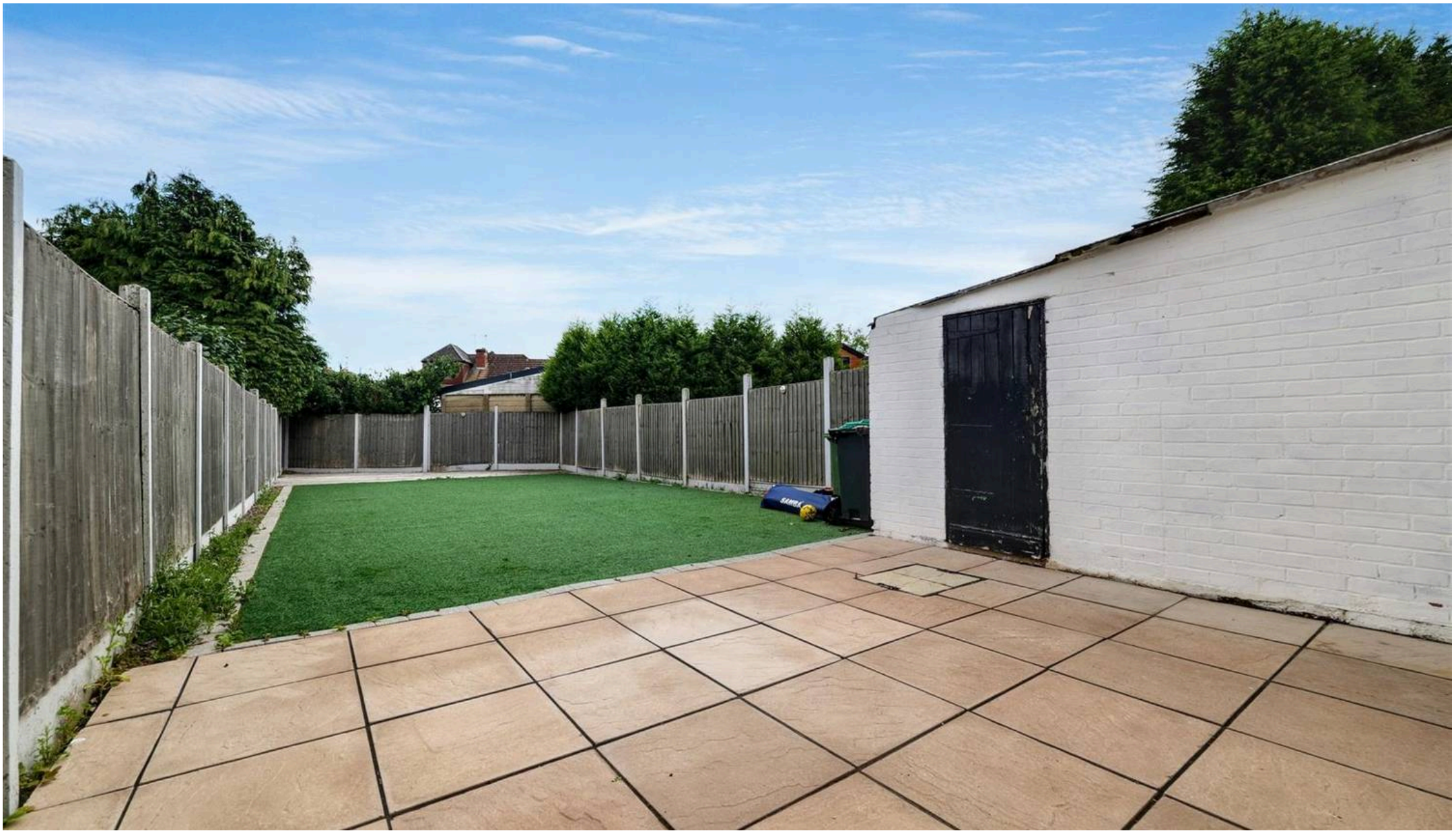
Approx. 35.4 sq. metres (381.2 sq. feet)



Total area: approx. 89.6 sq. metres (964.9 sq. feet)

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





## Sheldon Bosley Knight Nuneaton

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