



Connells
02476 563 093
FOR SALE

Connells

Durham Close
Keresley End Coventry



Property Description

This extended semi-detached family home is situated in a cul de-sac location in the residential area of Keresley End and must be viewed internally to appreciate the accommodation on offer. The accommodation briefly comprises: ground floor shower room, lounge, dining room, study room and a fitted kitchen. Upstairs there is a family bathroom, four bedrooms with bedroom one with en-suite. Externally there are gardens to the front and rear with off road parking with direct access to a garage and stunning filed views.

Approach

Front door.

Porch

Internal door to;

Lounge

24' 7" x 12' 1" (7.49m x 3.68m)

Double glazed window to the front and rear elevations, radiator, television point, fireplace surround with electric fire, laminate flooring, door to dining room and further door to stairs rising to first floor.

Dining Room

11' 9" x 7' 9" (3.58m x 2.36m)

Double glazed patio doors leading to the rear garden and radiator.

Study Room

12' 6" x 8' 6" (3.81m x 2.59m)

Double glazed window to the front elevation, radiator and door to shower room.

Shower Room

Tiled, comprising shower, wash hand basin, toilet and double glazed window to the side elevation.

Fitted Kitchen

16' 2" x 8' 6" (4.93m x 2.59m)

Wall and base mounted units incorporating an inset single drainer sink unit with work surfaces and tiled splashbacks over. Electric oven and gas hob with cookerhood over, plumbing for washing machine, space for domestic appliance, radiator, tiled flooring and double glazed window to the rear elevation.

First Floor Landing

Doors to;

Bedroom One

15' 9" x 8' 6" (4.80m x 2.59m)

Double glazed window to the rear elevation, walk-in closet and radiator.

En-Suite

Tiled, comprising shower cubicle, wash hand basin, toilet and double glazed window to the front elevation.

Bedroom Two

12' 11" x 9' 7" (3.94m x 2.92m)

Double glazed window to the front elevation, storage cupboard and radiator.

Bedroom Three

12' max x 8' 5" (3.66m max x 2.57m)
Double glazed window to the rear elevation and radiator.

Bedroom Four

9' 7" x 7' 9" (2.92m x 2.36m)
Double glazed window to the front elevation and radiator.

Family Bathroom

Tiled, comprising bath with shower over, wash hand basin, toilet and double glazed window to the rear elevation.

Outside

Front Of Property

Driveway providing off road parking.

Rear Garden

Patio area beyond being laid to lawn.

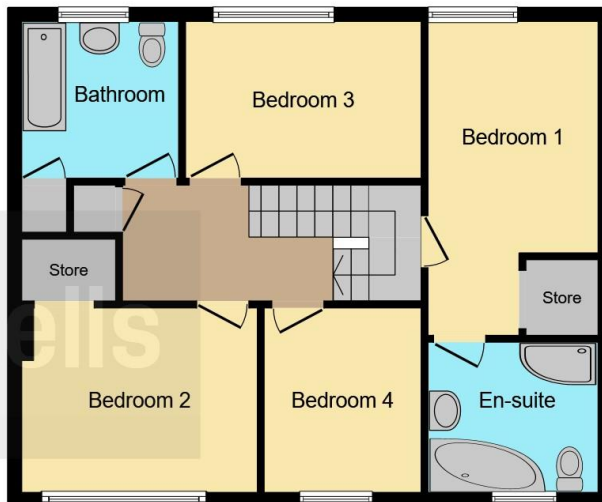
Garage

17' x 8' max (5.18m x 2.44m max)





Ground Floor



First Floor



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

T 02476 553 093
E coventry@connells.co.uk

38 New Union Street
 COVENTRY CV1 2HN

EPC Rating: C

view this property online connells.co.uk/Property/COV320428

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: COV320428 - 0004