



Connells

Carmelite Road
Stoke Coventry



Property Description

This end of terrace property is an Ideal FIRST TIME BUY and is situated in the residential area of Stoke, being close to the city centre and local amenities. The accommodation briefly comprises: ground floor fitted bathroom, lounge, dining room and a fitted kitchen, Upstairs there are two good sized bedrooms. Externally there is a rear garden.

Approach

Front door.

Entrance Hall

Laminate flooring.

Lounge

10' 2" x 8' 6" (3.10m x 2.59m)
Double glazed window to the front elevation, radiator, television point, fireplace surround with gas fire and laminate flooring.

Dining Room

11' 9" x 11' 3" plus recess (3.58m x 3.43m plus recess)
Double glazed door to the rear elevation, radiator and laminate flooring.

Fitted Kitchen

11' 7" x 6' (3.53m x 1.83m)
Wall and base mounted units incorporating an inset single drainer stainless steel sink unit with work surfaces. Electric oven and electric hob with cookerhood over, plumbing for washing machine, space for domestic appliance, tiled flooring, double glazed window to the side elevation and door to.

Ground Floor Bathroom

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

First Floor Landing

Doors to;

Bedroom One

11' 8" max x 11' 4" (3.56m max x 3.45m)
Double glazed window to the rear elevation and radiator.

Bedroom Two

11' 9" x 10' 2" (3.58m x 3.10m)
Double glazed window to the front elevation and radiator.

Outside

Rear Garden

Larger than average garden being mainly laid to lawn.





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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com

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: E

view this property online connells.co.uk/Property/COV320673



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: COV320673 - 0005