



Connells

Oldham Avenue
Wyken Coventry



Property Description

A semi detached family home situated in the residential area of Wyken within close proximity to University Hospital and motorway links and must be internally to appreciate the size of the property. The accommodation briefly comprises: ground floor lounge, dining room, reception room, fitted kitchen and a ground floor w/c. Upstairs there are three bedrooms and a fitted bathroom. Externally there are front & rear gardens and a garage.

Approach

Front door.

Entrance Hall

Stairs rising to first floor, radiator and door to;

Lounge

15' 11" max x 12' 7" max (4.85m max x 3.84m max)

Double glazed window to the front elevation, radiator, television point and feature fireplace with gas fire. Through to:

Dining Room

9' 2" max x 7' 10" (2.79m max x 2.39m)

Radiator, laminate flooring and door to study.

Fitted Kitchen

14' 9" x 9' 10" (4.50m x 3.00m)

Wall and base mounted units incorporating an inset single drainer stainless steel sink unit with work surfaces and tiled splashbacks over. Integrated electric double oven and gas hob with cookerhood over, plumbing for automatic washing machine, space for domestic appliance, radiator, double glazed window skylight and double glazed door to rear elevation.

Study

6' 1" x 5' 11" (1.85m x 1.80m)

Double glazed window to the side elevation, radiator and laminate flooring. Door to:

Ground Floor W/C

Comprising toilet, wash hand basin and tiled flooring.

First Floor Landing

Doors to:

Bedroom One

11' 5" max x 9' 6" max (3.48m max x 2.90m max)

Double glazed window to the front elevation and radiator.

Bedroom Two

10' 4" x 10' (3.15m x 3.05m)

Double glazed window to the rear elevation, fitted wardrobe and radiator.

Bedroom Three

8' 5" x 6' (2.57m x 1.83m)

Double glazed window to the front elevation and radiator.

Fitted Bathroom

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

Outside

Front Of Property

Landscaped garden.

Rear Garden

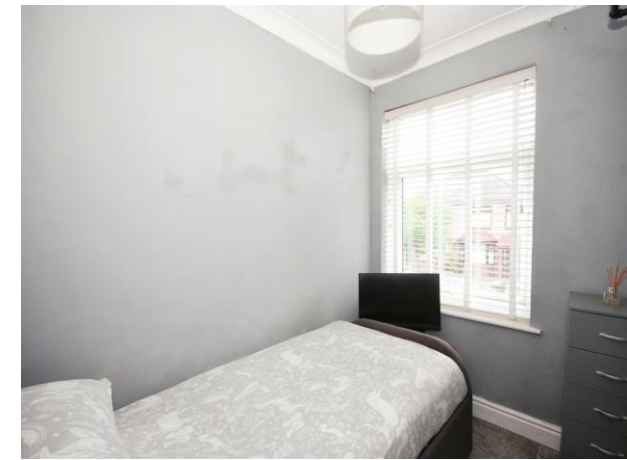
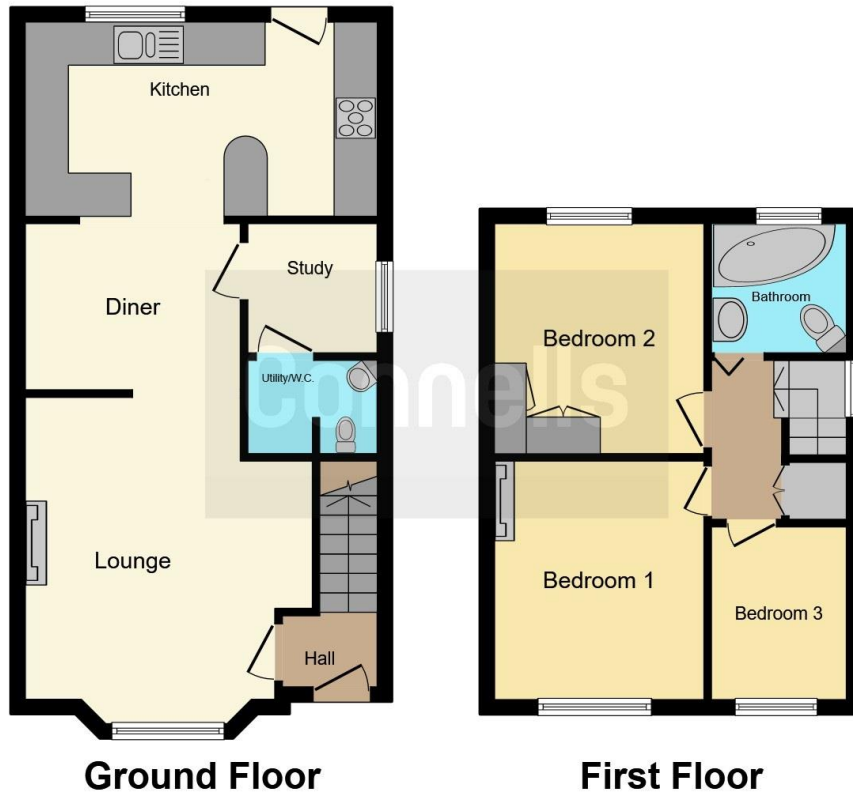
Patio area and astro turf.

Garage

23' 9" x 18' 4" (7.24m x 5.59m)

Power and window to the front.





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

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

38 New Union Street
 COVENTRY CV1 2HN

EPC Rating: Awaiting

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Tenure: Freehold



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