



Connells

Beanfield Avenue
Coventry



Property Description

This end of terrace family home is situated in South of Coventry in a sought after location, situated in the Finham Park catchment area. The property is within walking distance to the Memorial park, local amenities and close to motorway networks. The accommodation briefly comprises: ground floor shower room, lounge/diner, bedroom and a fitted kitchen. To the first floor there are two bedrooms, study/nursery and a fitted bathroom. To the second floor there is a fourth bedroom. Outside there is off road parking to the front, rear garden and a double garage.

Approach

Front door.

Entrance Hall

Stairs to first floor, laminate flooring, radiator.

Ground Floor Shower Room

Tiled, comprising shower cubicle, wash hand basin, toilet, heated towel rail.

Lounge/Diner

26' 1" x 10' 3" (7.95m x 3.12m)
Double glazed window to the front elevation, radiator, television point. Doors to kitchen.

Bedroom Three

13' 6" x 6' 6" (4.11m x 1.98m)
Double glazed window to the front elevation, radiator and laminate flooring.

Fitted Kitchen

22' 1" x 12' 4" max (6.73m x 3.76m max)

Wall and base mounted units incorporating an inset one and a half bowl single drainer sink unit with work surfaces and tiled splashbacks over. Integrated electric double oven and ceramic hob with cookerhood over, plumbing for automatic washing machine & dishwasher, space for domestic appliance, radiator, double glazed windows to the rear elevation and double glazed doors leading to the rear garden.

First Floor Landing

Doors to;

Bedroom One

13' 2" x 9' 1" (4.01m x 2.77m)
Double glazed window to the front elevation, fitted wardrobes and radiator.

Bedroom Two

10' 4" x 9' 10" (3.15m x 3.00m)
Double glazed window to the rear elevation, fitted wardrobe and radiator.

Study/Nursery

5' 11" x 5' 11" (1.80m x 1.80m)
Double glazed window to the front elevation, laminate flooring and radiator.

Fitted Bathroom

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

Second Floor

Bedroom Four

11' 2" x 10' 1" (3.40m x 3.07m)
Double glazed window to the rear elevation
and storage to eaves.

Outside

Front Of Property

Off road parking for three vehicles.

Rear Garden

Patio area beyond being laid to lawn.

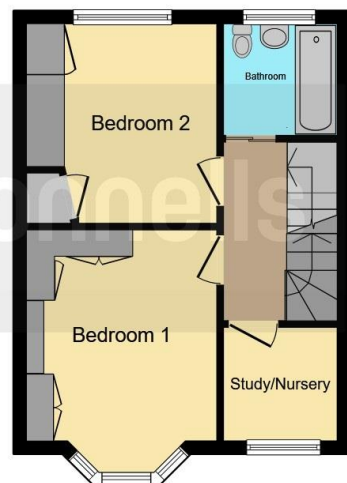
Double Garage

Up & over door, power and light.





Ground Floor



First Floor



Second Floor

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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EPC Rating: E Council Tax
 Band: C

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Tenure: Freehold



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