



**Connells**

Tackford Road  
Coventry





### Property Description

This end of terrace property is situated within a few minutes of Gallagher Retail Park, local schools and bus routes as well as being within easy access of the A444 and M6 road networks and the University Hospital. The accommodation briefly comprises: ground floor through lounge/dining room and a fitted kitchen. To the first floor there are three bedrooms and a fitted bathroom. Outside there is a forecourt to the front, rear garden and a garage.

### Approach

Double glazed front door.

### Entrance Hall

Radiator.

### Lounge

23' 5" x 10' 5" ( 7.14m x 3.17m )

Double glazed window to the front elevation, two radiators and double glazed door to the rear elevation.

### Fitted Kitchen

19' 11" x 71' max ( 6.07m x 21.64m max )

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

### First Floor Landing

Doors to;

### Bedroom One

10' 7" x 10' 4" ( 3.23m x 3.15m )

Double glazed window to the front elevation and radiator.

### Bedroom Two

10' 4" x 9' 1" ( 3.15m x 2.77m )

Double glazed window to the front elevation and radiator.

### Bedroom Three

7' 5" x 6' 6" ( 2.26m x 1.98m )

Double glazed window to the front elevation.

### Fitted Shower Room

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

### Outside

### Front Of Property

Forecourt with access to front door.

### Rear Garden

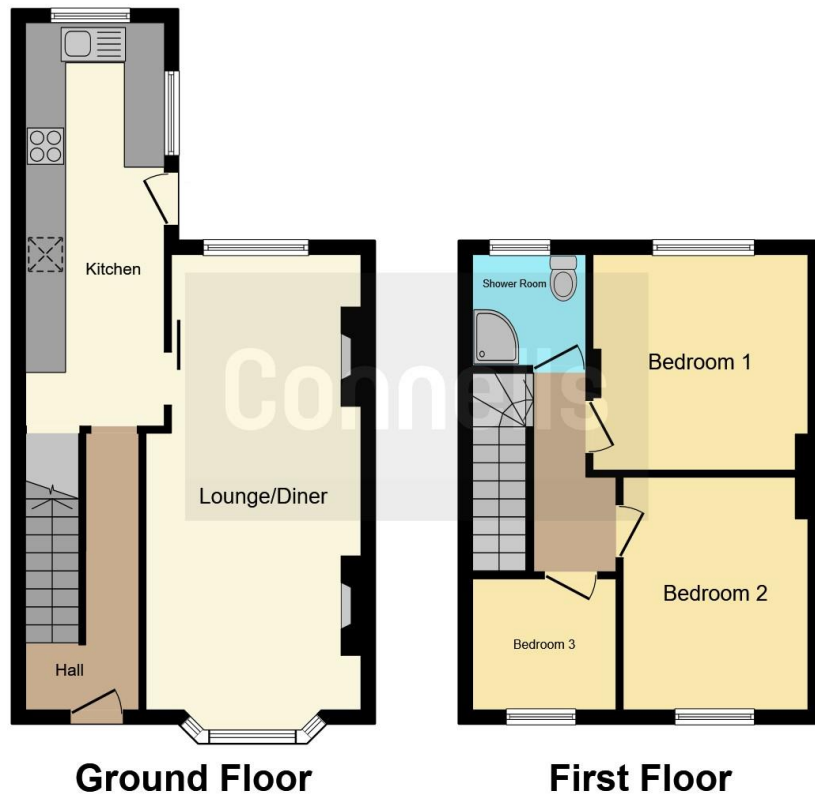
Paved.

### Garage

Situated to the rear of the property.







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](http://www.focalagent.com)

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EPC Rating: Council Tax  
 Awaited Band: A

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Tenure: Freehold



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Property Ref: COV321225 - 0003