



Connells

Humber Avenue
Coventry



Property Description

****IDEAL INVESTMENT BUY**** This impeccably presented fully licensed HMO mid terraced property is situated in the residential area of Stoke being close to excellent bus links in close proximity, facilitating ease of travel to and from the university campus and beyond.. This stunning property comprises; lounge, fitted kitchen, utility room and five generously proportioned bedrooms with an en-suite shower room. Outside is a rear garden.

Porch

Double glazed front door.

Entrance Hall

Stairs to first floor and doors to;

Bedroom One

11' x 9' (3.35m x 2.74m)

Double glazed window to the front elevation, radiator and door to;

En-Suite

Comprising, shower cubicle, wash hand basin and toilet.

Lounge/Dining Room

12' x 11' 9" (3.66m x 3.58m)

Double glazed window to the rear elevation, radiator, laminate flooring and understairs cupboard. Through to;

Fitted Kitchen

13' 11" x 7' (4.24m x 2.13m)

Wall and base mounted units incorporating an inset one and a half bowl single drainer stainless steel sink unit with work surface. Integrated electric oven and gas hob with cookerhood over, space for domestic appliance, double glazed window and door to the side elevation.

Utility Room

2' 3" x 6' 5" (0.69m x 1.96m)

Plumbing for washing machine and housing the boiler.

First Floor Landing

Stairs to second floor and doors to;

Bedroom 2

11' 9" max x 10' 1" (3.58m max x 3.07m)

Double glazed window to the front elevation, radiator and door to;

En-Suite

Comprising, shower cubicle, wash hand basin, toilet, heated towel rail and extractor fan.

Bedroom Three

11' 9" max x 9' 4" (3.58m max x 2.84m)

Double glazed window to the rear elevation, radiator and door to;

En-Suite

Comprising, shower cubicle, wash hand basin, heated towel rail and extractor fan.

Second Floor Landing

Doors to;

Bedroom Four

9' 4" x 8' 6" (2.84m x 2.59m)

Double glazed window to the rear elevation and radiator.

En-Suite

Comprising, shower cubicle, wash hand basin, heated towel rail and extractor fan.

Bedroom Five

9' 3" x 8' 5" (2.82m x 2.57m)

Double glazed window to the front elevation, radiator and door to;

En-Suite

Comprising, shower cubicle, wash hand basin and toilet.

Outside

Rear Garden

Paved and overgrown.





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

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38 New Union Street
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EPC Rating: C Council Tax
 Band: A

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Tenure: Freehold



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