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Max Road, Coundon, Coventry CV6 1EP  
£215,000

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**\*\*PERFECT FAMILY HOME OR INVESTMENT\*\*** A substantial three bedroom family home in the sought after of Coundon which benefits from central heating and double glazing throughout. Briefly comprising of a spacious through lounge/diner with patio doors leading to a utility/sun room and the fitted kitchen has a range of wall and base units with integrated oven and hob. To the first floor is two double bedrooms and a large single bedroom and the fully tiled bathroom has a white suite with bath and thermostatic shower over. Other benefits include a lawned rear garden with decking and double garage with up & over door. ENERGY RATING D

**Lounge/Diner**

**10'7" x 23'0" (3.24m x 7.02m)**

Double glazed bay window to front and patio doors to rear, spacious through lounge/diner with carpet.

**Utility Room**

**9'8" x 7'11" (2.96m x 2.42m)**

Double glazed patio doors leading to garden, good sized utility room with tiled floor and access to kitchen.

**Kitchen**

**6'1" x 12'10" (1.86m x 3.92m)**

Double glazed window to rear, fitted kitchen with a range of wall and base units, integrated hob and oven with tiled floor and splash back.

**Bedroom 1**

**10'9" x 13'5" (3.28m x 4.11m)**

Double glazed bay window to front, double room with carpet.

**Bedroom 2**

**10'7" x 11'4" (3.25m x 3.46m )**

Double glazed window to rear, double room with carpet.

**Bedroom 3**

**6'3" x 7'4" (1.91m x 2.26m )**

Double glazed window to front, large single room with carpet.

**DISCLAIMER**

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**Double Garage**

**15'7" x 16'0" (4.75m x 4.88m)**

Double garage with window and access door to garden and up and over door from rear access.

**Bathroom**

**6'1" x 6'7" (1.86m x 2.02m )**

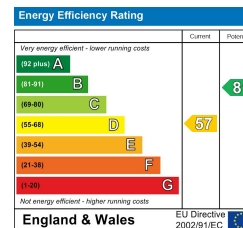
Double glazed window to rear with privacy glass, fully tiled bathroom with white suite to include bath with shower over, W/C and handwash basin.

**Tenure - Freehold**

The agent has been informed that the property is offered freehold however any interested party should obtain confirmation of this via their own solicitor or legal representative.

**Viewings**

Viewings are strictly by appointment only via Archer Bassett.



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