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Woods Piece
Keresley End CV7 8NP

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Nestled in the charming area of Keresley, Coventry, this stunning THREE bedroom detached family home is a gem waiting to be discovered. Boasting a prime location with easy access to excellent local schools, convenient amenities, and the motorway network, this property offers the perfect blend of comfort and convenience.

As you step inside, you are greeted by an inviting entrance porch leading to a hallway that sets the tone for the rest of the house. The ground floor features a spacious lounge/diner, a versatile study/bedroom, a sleek kitchen equipped with top-of-the-line appliances. The kitchen also provides access to the p shaped conservatory giving you access to the rear garden, perfect for enjoying a cup of tea on a sunny afternoon.

Venture upstairs to discover a luxurious family bathroom and three generously sized bedrooms, including a master bedroom complete with built-in wardrobes and en-suite facilities. Each room exudes comfort and style, offering a peaceful retreat for the whole family.

Outside, a tarmacked driveway at the front of the property provides ample parking, while the fully enclosed rear garden has a charming patio area, ideal for hosting gatherings or simply unwinding after a long day.

This property is a true hidden treasure, waiting for its new owners to unlock its full potential. Don't miss the chance to make this house your home - book a viewing today and experience the space and comfort it has to offer firsthand.

selling quality
property since 1995





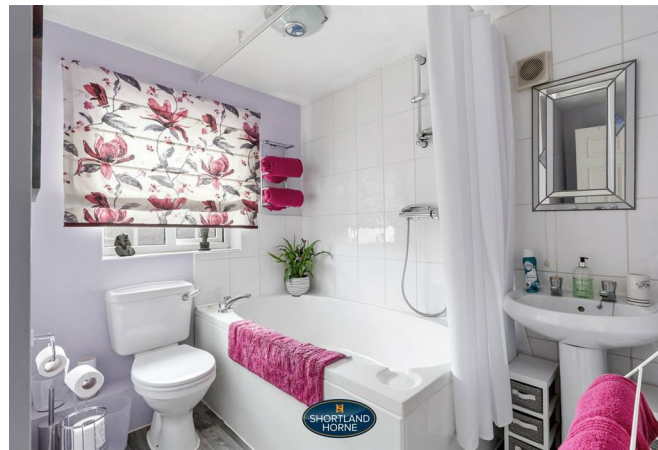




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Dimensions

Ground Floor

Hallway

Lounge/Dining Room

9.02 x 3.54

Kitchen

3.95 x 2.57

Study

3.05 x 2.51

Conservatory

6.61 x 3.95

First Floor

Bedroom 1

3.51 x 3.23

En Suite

Bedroom 2

4 x 3.23

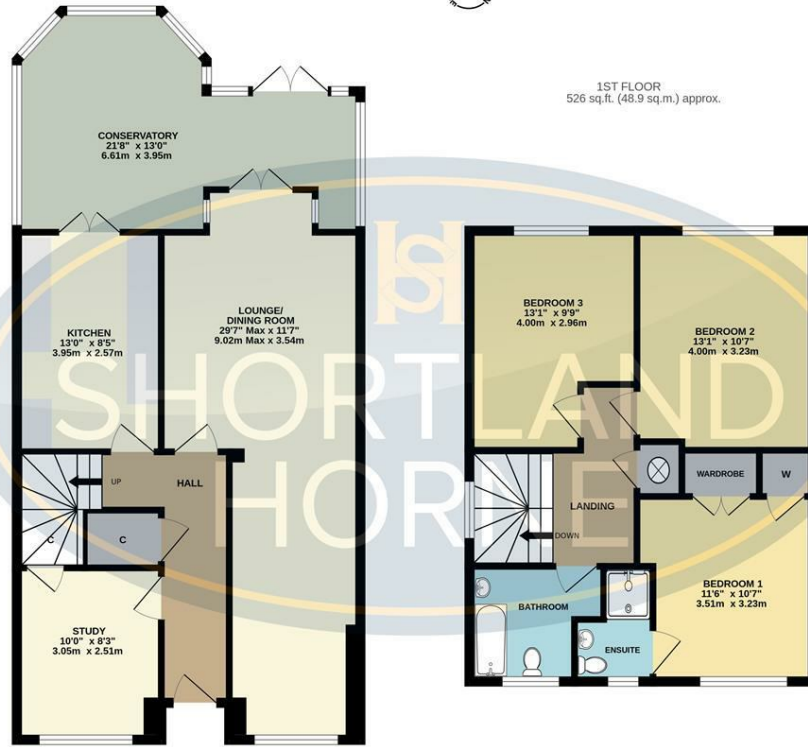
Bedroom 3

4 x 2.96

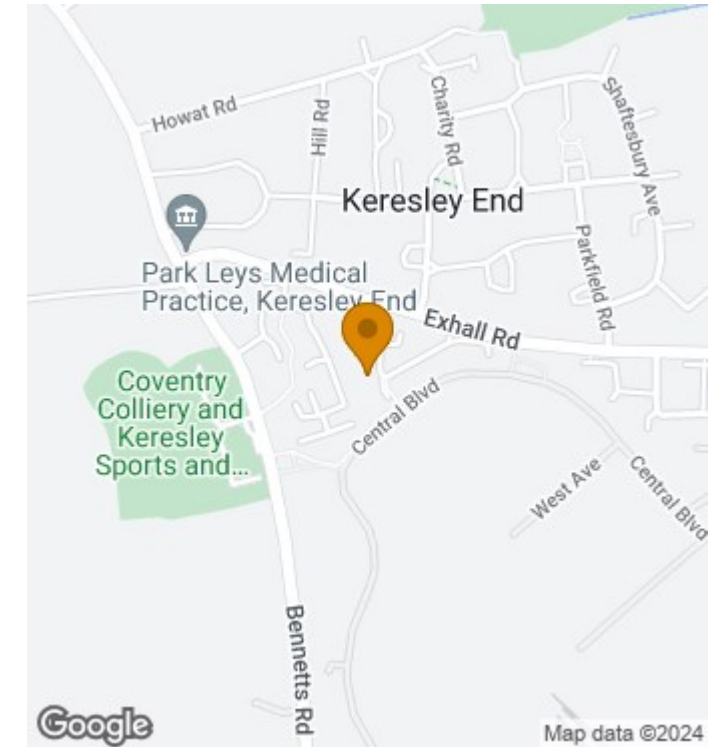
Bathroom

GROUND FLOOR
782 sq.ft. (72.6 sq.m.) approx.

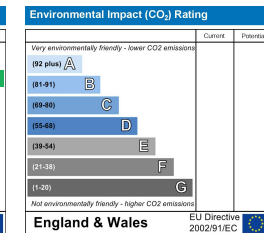
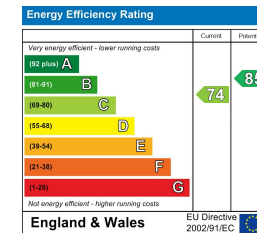
Floor Plan



Location Map



EPC



Disclaimer

Services All main services are understood to be available. Prospective purchasers are however recommended to verify connection with the appropriate suppliers.

Fixtures and Fittings Excluded unless referred to in the sale particulars. Photographs are for illustrative layout purposes only and items shown are not included unless specifically mentioned in contract documentation. Please note: wide angle lens photography may be used, in certain instances, sometimes resulting in slight distortion.

Viewing Strictly by arrangement through Shortland Horne.

Measurements Room measurements and floor plans are for guidance purposes only and are approximate.

Purchase Procedure It is essential to contact our offices before applying for a mortgage or arranging for a survey on this or any other Shortland Horne property to confirm current availability.

Money Laundering We have in place procedures and controls, which are designed to forestall and prevent Money Laundering. If we suspect that a supplier, customer/client, or

employee is committing a Money Laundering offence as defined by the Proceeds of Crime Act 2002, we will in accordance with our legal responsibilities disclose the suspicion to the National Criminal Intelligence Service. Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

Appliances We would ask that you note that the property may contain appliances that would warrant checking for satisfactory working condition and you may wish to arrange this at your own expense prior to legal commitment.

Referrals If Shortland Horne have introduced you to a Solicitor, Mortgage Advisor or Surveyor with whom we have a business relationship we are required by the Code of Conduct published by the NAEA propertymark to notify you that we will receive a referral fee. The fee for these services will vary depending on the transaction and intermediary may make to attract business.

Shortland Horne's Mortgage Advisor is Midland Financial Planning Limited, a partner practices of St. James's Place. For referring business to Midland Financial Planning Limited Shortland Horne will receive up to 50% of any commissions earned. You do not have to use the service of any of our providers and can choose to source the service from someone else. Any advice that is provided will be independent.



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