





# Alderney Close , Coventry, CV6 4FG Offers over £175,000

Evans Estates are Proud to Present this Two Bedroom Terraced House Offered with No Upward Chain. The property has the benefits of double glazing and gas central heating (as specified). The accommodation comprises of an entrance hall, kitchen and lounge. To the first floor there are two bedrooms and a bathroom. Externally there is a rear garden and and two allocated parking spaces.

- No Upward Chain
- Two Bedrooms
- Lounge and Kitchen
- Two Allocated Parking Spaces

## **Viewing**

Please contact our Evans Estates Office on 02476333363 if you wish to arrange a viewing appointment for this property or require further information.





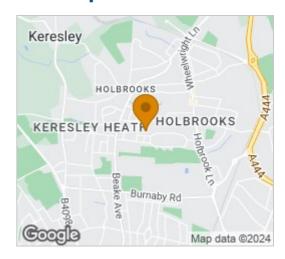




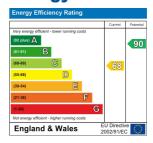
## Floor Plan

# Lounge 3.50m x 3.20m (11' 6" x 10' 6") Ritchen 3.30m x 2.50m (10' 10" x 8' 2") Bedroom 2 3.50m x 3.20m (11' 6" x 10' 6") First Floor Total floor area 52.5 sq.m. (565 sq.ft.) approx 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

## **Area Map**



## **Energy Efficiency Graph**











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