

Butlin Road , Coventry, CV6 4JR Offers over £170,000

Evans Estates is delighted to present this charming two-bedroom mid-terrace house located on Butlin Road in the desirable Holbrooks area of Coventry. This property is an ideal choice for first-time buyers seeking a comfortable and convenient home.

Upon entering, you are welcomed by an inviting entrance hall that leads to a spacious lounge, perfect for relaxation and entertaining. The kitchen diner is well-appointed, providing a lovely space for family meals and gatherings. The property benefits from double glazing and gas central heating with hive heating system, ensuring warmth and energy efficiency throughout.

On the first floor, you will find two well-proportioned bedrooms, offering ample space for rest and personalisation. The family bathroom has been recently refitted, providing a modern and stylish facility for your daily routines.

Externally, the property boasts off-road parking, a valuable feature in this bustling area. The extensive rear garden presents a wonderful opportunity for outdoor enjoyment, whether it be for gardening, play, or simply unwinding in the fresh air.

Situated within the catchment area of the highly regarded President Kennedy School, this

- Ideal First Time Buy
- Two Bedrooms
- Refitted Kitchen
- Extensive Rear Garden

Viewing

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



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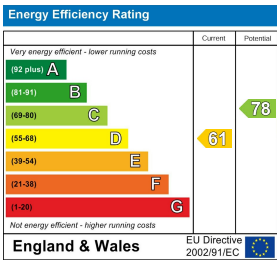
Floor Plan



Area Map



Energy Efficiency Graph



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