



EVANS
ESTATES



Grant Road

Exhall, Coventry, CV7 9DF

Offers over £165,000

Evans Estates is delighted to present this attractive two-bedroom semi-detached house, ideally positioned at Grant Road, Coventry, Exhall, CV7 9DF. This property is offered for sale and represents a superb opportunity, particularly well-suited to first-time buyers and investors seeking a solid addition to their portfolio.

Upon entering the home, you are welcomed by a spacious reception room that offers versatile space for relaxing or entertaining guests. The adjoining kitchen provides practical functionality with ample storage space, catering to everyday needs comfortably. Upstairs, you will find two generously sized bedrooms, offering a peaceful retreat at the end of the day. A well-appointed bathroom completes the upstairs accommodation.

This property presents an excellent foundation for new owners to personalise to their own taste. Outside, there is potential for landscaping or creating your ideal outdoor space, offering scope for further enhancement.

Situated in a desirable residential area, the house offers convenient access to local amenities, schools, and transport links, making it an excellent base for commuting. With its balanced proportions and great location, this property stands out as a fantastic buy for those looking to step onto the property ladder or add a reliable asset to their investment portfolio. Early viewing is highly recommended.

- No Chain
- Popular Location
- Off Road Parking

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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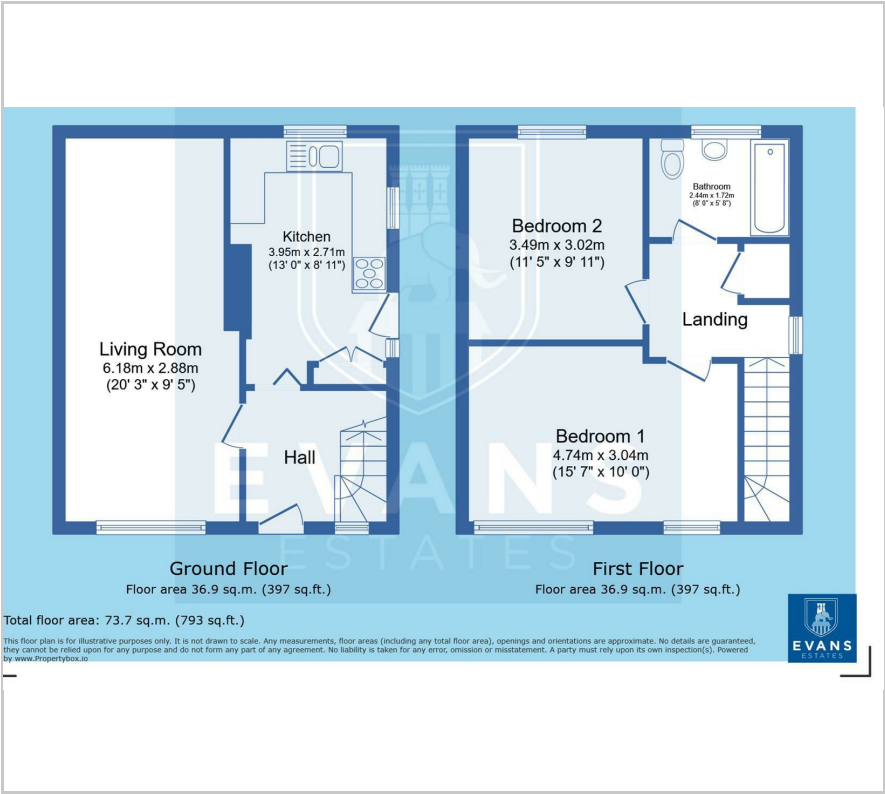
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Floor Plan



Area Map



Energy Efficiency Graph



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