



THE KEY TO YOUR NEXT MOVE

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For Sale

Tel: 024 7635 7645



£235,000

63 Severn Road, Bulkington, Bedworth CV12 9QG



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KEY ESTATE AGENTS

Website: www.keystateagents.com

New to the market we have this traditional 1960s built, semi detached house, with a detached garage, driveway and good sized garden. The house is located in the sought after village of Bulkington, close to schools, shops and good transport links.

The property benefits from a large living room, downstairs family bathroom, kitchen with space for dining and a conservatory that is currently used as a utility area. Upstairs you have the master bedroom, with ensuite WC, a good sized double bedroom and single bedroom.

Outside, you have a detached garage, ideal for storage or a workshop and a good sized garden for entertaining or play. To the front there is a good sized drive, with space for multiple vehicles.

Enquire now for your chance to own this fantastic family home!

Tenure: Freehold

Council Tax Band: C

EPC: D

Entrance



Entrance via glazed UPVC door into entry hall with doors leading to the living room, bathroom and kitchen. Stairs leading to the first floor.

Living Room 13'1" x 16'0" (3.99 x 4.88)



Spacious living room with dual aspect windows letting in plenty of light. There is a gas fire and double radiator.

Bathroom 6'2" x 5'5" (1.89 x 1.675)



Family bathroom containing bath with shower over, wash hand basin and a toilet.

Kitchen 9'11" x 9'2" (3.029 x 2.81)



The kitchen contains a variety of wall and floor units and has access to the in built under stairs storage, which currently houses the fridge freezer. There is a door leading to the conservatory and space for a dining table and chairs.

Conservatory 9'8" x 5'9" (2.959 x 1.774)



Light and airy conservatory, leading to the garden.

Master Bedroom 9'6" x 16'2" (2.9 x 4.93)



Good sized double bedroom with a large window letting in ample light. There is a folding door leading to the ensuite toilet.

Ensuite WC 3'11" x 3'10" (1.194 x 1.188)



Handy ensuite housing a toilet and a basin.

Bedroom Two 14'4" x 8'2" (4.37 x 2.49)



Good sized room with dual aspect windows allowing for a light and airy atmosphere.

Bedroom Three 9'1" x 7'8" (2.79 x 2.34)



Single bedroom with large window.

Garden



Excellent garden with an area laid to lawn and a patio area. Gate access to the side of the house and the detached garage.

Garage and Driveway



Detached single garage which could be converted into a workshop or useful storage area. Driveway with space for multiple cars.

Rental Yield

£850-£900 PCM

Agents Notes

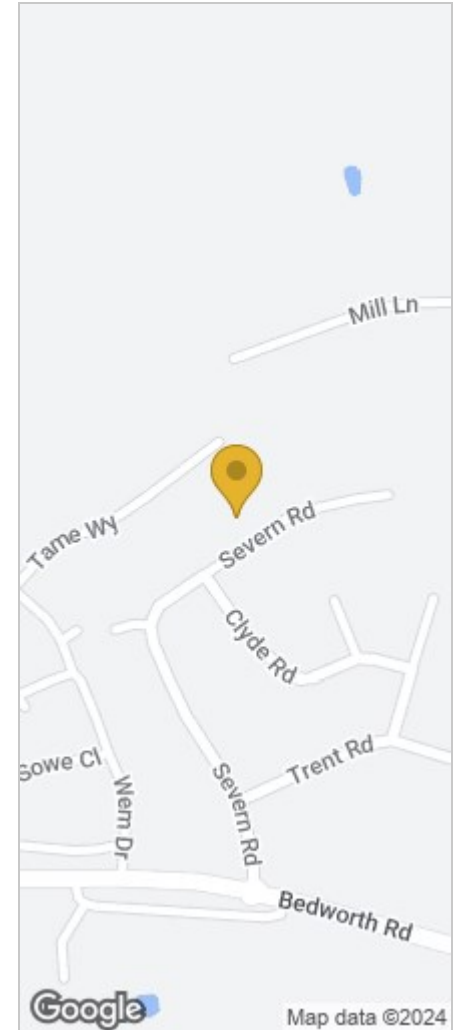
We have not tested any of the electric, gas or sanitary appliances. Buyers should make their own

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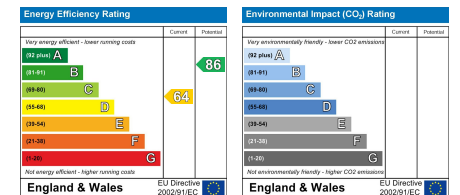
Floor Plan



Area Map



Energy Efficiency Graph



HAVE YOU GOT A PROPERTY TO SELL OR LET?

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If you are thinking of selling or letting your home we would be delighted to offer you a **Free Valuation** with **No Obligation** whatsoever.

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