**Culworth Court**
**Coventry , CV6 5JZ**
**Asking Price £79,950**

HOMEMAKER
PROPERTIES

## SUMMARY

Two Bedroom First Floor Apartment located in Foleshill. A short drive to CBS Arena, the M6 motorway and Coventry City Centre. Good bus links into Coventry City Centre.

## THE PROPERTY

A two bedroom recently decorated apartment located on the first floor. The property comprises of:

- One double bedroom and one single bedroom.
- Double Glazed Windows.
- A bathroom with electric shower, toilet and sink. .
- A good sized living room/ diner.
- A kitchen with a built in breakfast bar maximizing the space on offer with a kitchen sink
-.Vendor happy to leave white goods shown on pictures for buyer
- Many windows allowing lots of natural light into the apartment
- Store cupboard with hot water tank

## LOCATION

The apartment is located close to the Foleshill Road in Coventry and is perfectly placed to reach both the City Centre, The Coventry Building Society Arena (formerly known as Ricoh Arena) and the M6.

Local shops and amenities are right on the door step with the nearest major supermarket just 5-minutes away by car.
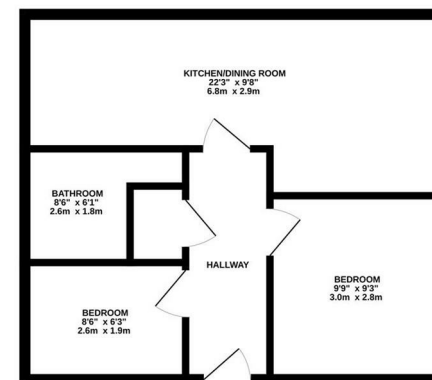
The location is ideal for anyone wanting the convenience of City Centre living or to be close to the motorway for commuters.

For a family Edgwick Park is next to the apartment with a number of schools nearby

## ADDITIONAL INFORMATION

Council Tax Band A.
Vacant possession

Private residents parking
Leasehold Property with 135 years left on lease
Ground rent of £40 per year
Maintenance of £100 per Calendar Month

1ST FLOOR
433 sq.ft. (40.2 sq.m.) approx.



52 CULWORTH COURT, COVENTRY, CV6 5JZ - FLOOR PLAN

TOTAL FLOOR AREA: 433 sq.ft. (40.2 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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