

3 Bedroom House - Terraced
located on Mercia Gardens,
Coventry
50% Shared Ownership £125,000

UP Estates



**** SPACIOUS THREE BEDROOM HOME - 50% SHARED OWNERSHIP -**

IMMACULATLY PRESENTED THROUGHOUT - LANDSCAPED GARDEN WITH GATED ACCESS AND SHED - WC & FAMILY BATHROOM - DECEPTIVELY SPACIOUS - NHBC WARRANTY REMAINING ** This is an exceptional opportunity to purchase a 50% shared ownership home on Mercia Gardens, within close proximity to a wide range of amenities, yet tucked away on this newly built development. This beautiful home very briefly comprises; driveway, entrance hall, kitchen/diner with integrated gas hob, oven, extractor and sink, followed by the WC, family living room and landscaped garden with shed, plus gated rear access, all to the ground floor. On the first floor off of the landing are three generous bedrooms and the family bathroom. The total monthly rent/service charge to Midland Heart is £369.66 (including buildings insurance and management fee). Call now to secure a viewing!

IMPORTANT NOTE TO PURCHASERS

Intending purchasers will be asked to produce identification documentation for Anti Money Laundering Regulations at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given.

All measurements have been taken as a guide to prospective buyers only and are not precise. Please be advised that some of the particulars may be awaiting vendor approval. If you require clarification or further information on any points, please contact us, especially if you are traveling some distance to view.

All fixtures and fittings ultimately are to be agreed with the seller via the fixtures and fittings form which will then form part of a legal contact through the conveyances and as the marketing estate agent none of our particulars or conversations are legally binding, only the legal solicitor paperwork.

50% Shared Ownership

- NHBC WARRANTY REMAINING
- 50% SHARED OWNERSHIP
- THREE GOOD SIZED BEDROOMS
- WC & FAMILY BATHROOM
- BEAUTIFULLY PRESENTED THROUGHOUT
- SURROUNDED BY AMENITIES
- EPC & COUNCIL TAX BANDS B
- DRIVEWAY





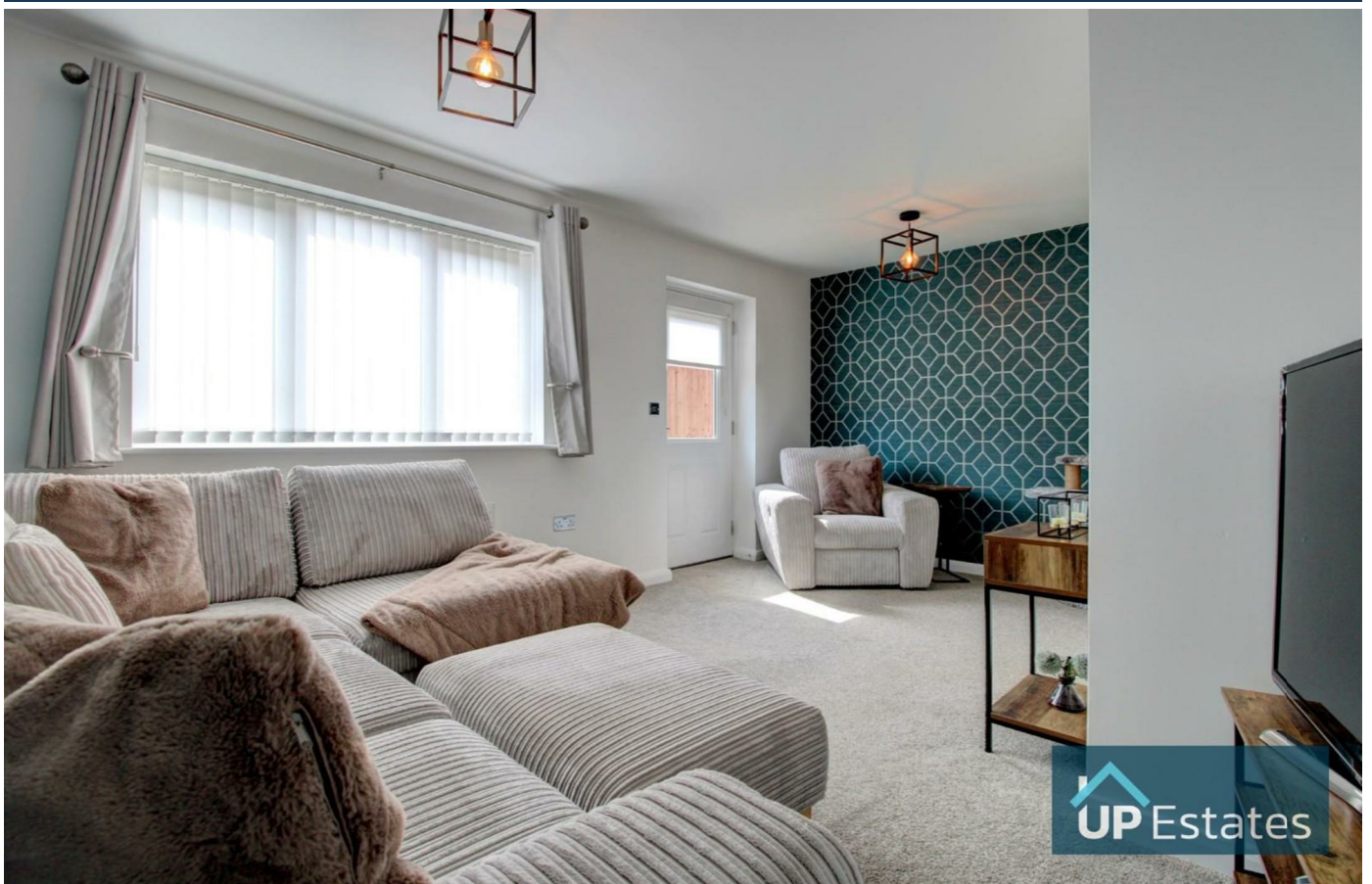
Up Estates has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.







Mercia Gardens, Coventry





Total Area: 84.6 m² ... 910 ft²

All measurements are approximate and for display purposes only

CONTACT

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