

3 Bedroom House - Terraced
located on Lucian Close, Coventry
£180,000

UP Estates



£180,000

- THREE BEDROOM MID TERRACE
- FRONT AND REAR GARDEN
- KITCHEN/DINING ROOM
- LIVING ROOM
- CLOSE PROXIMITY TO THE HOSPITAL
- PERFECT FOR FIRST TIME BUYERS OR INVESTERS
- CLOSE TO LOCAL AMENITIES

THREE BEDROOM - MID TERRACE - CLOSE PROXIMITY TO UCHW HOSPITAL - CLOSE TO LOCAL AMENITIES - FRONT AND REAR GARDEN - PERFECT FOR FIRST TIME BUYERS OR INVESTERS

Nestled in a convenient location, this well-presented three-bedroom mid-terraced house offers an excellent opportunity for a variety of buyers. Previously a rental property, it is now ready for its next chapter, whether that be as a first home, a valuable addition to an investment portfolio, or a comfortable downsize.

Step inside to find a practical layout featuring a welcoming living room, perfect for relaxation. The heart of the home is the kitchen/dining room, providing ample room for both cooking and entertaining. Upstairs, you will discover three well-proportioned bedrooms and a family bathroom.

Outside, the property benefits from both a front and rear garden, offering space for outdoor enjoyment. Its location is particularly advantageous, being situated close to the local hospital and a range of amenities, ensuring everyday convenience is within easy reach.

This property presents a fantastic opportunity for first-time buyers looking to step onto the property ladder, investors seeking a promising rental yield, or those looking to downsize without compromising on essential features and location. Don't miss out on the chance to make this versatile property your own.

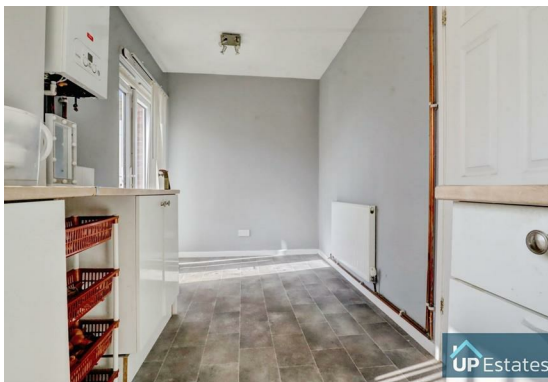
IMPORTANT NOTE TO PURCHASERS

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



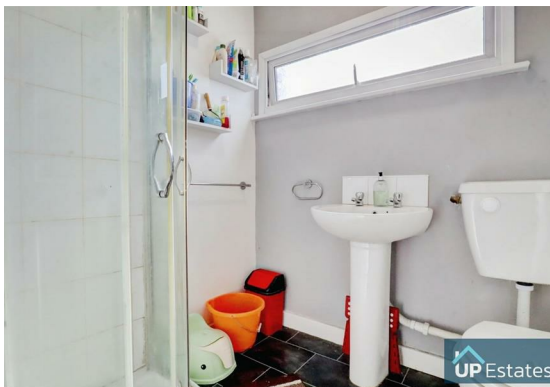


vendor approval. If you require clarification or further information on any points, please contact us, especially if you are traveling some distance to view.

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 contract through the conveyances and as the marketing estate agent none of our particulars or conversations are legally binding, only the legal solicitor paperwork.



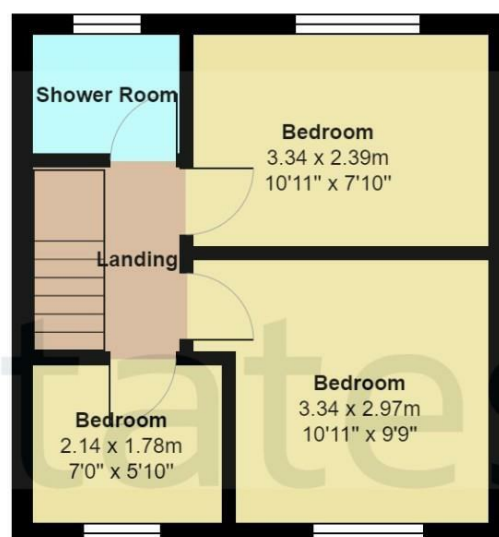
Up Estates has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.





Lucian Close, Coventry





Total Area: 58.0 m² ... 624 ft²

All measurements are approximate and for display purposes only

CONTACT

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