



3 Bedroom House - Semi-Detached
located on Pleydell Close, Coventry
Offers Over £250,000

UP Estates



3



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**** No Forward Chain - Overlooking Green To Front Aspect - Three Good Sized Bedrooms - Large Private Garden - Garage With Power - Bright & Spacious Lounge Diner **** This is a fantastic opportunity to purchase a beautifully maintained and much loved, three bedroom semi-detached family home, tucked away in Pleydell Close, with open green views and private sizeable garden. The property itself very briefly comprises; porch entrance hall, open plan lounge diner, kitchen, landing, three well proportioned bedrooms and the family bathroom. The garden boasts garage with power, and is accessed via an entry for only three houses. Viewing is essential - Call now to secure a viewing!

LOCATION

Situated at the end of the cul-de-sac, with green to the front aspect allowing peaceful private living - Pleydell Close is very much a family locale with local conveniences and easy access to the A45, A46 and Eastern bypass.

Schools including Whitley Academy, Whitley Abbey Primary and Willenhall Primary are all within easy reach by foot or car.

The popular Airport Retail Park sits on the doorstep – a shopping centre that includes Aldi, B&M, Currys and Dunelm Mill.

The University Hospital and Coventry city centre are located just under 4 miles from the house. Jaguar Land Rover at Whitley is less than 2 miles away.

IMPORTANT NOTE TO PURCHASERS



Offers Over £250,000

- DECEPTIVELY SPACIOUS SEMI-DETACHED HOME
- GREEN TO FRONT & SPACIOUS PRIVATE GARDEN
- THREE WELL PROPORTIONED BEDROOMS
- GARAGE WITH POWER
- OPEN PLAN LOUNGE DINER
- NO FORWARD CHAIN

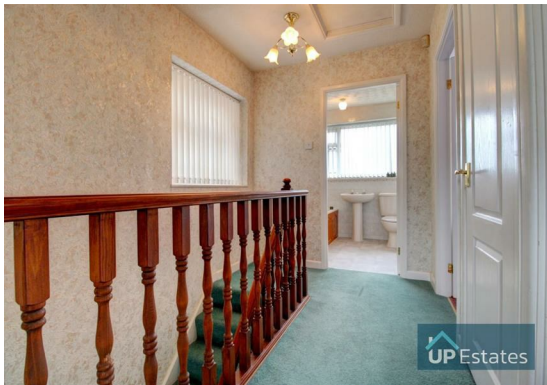


Intending purchasers will be asked to produce identification documentation for Anti Money Laundering Regulations at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

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.

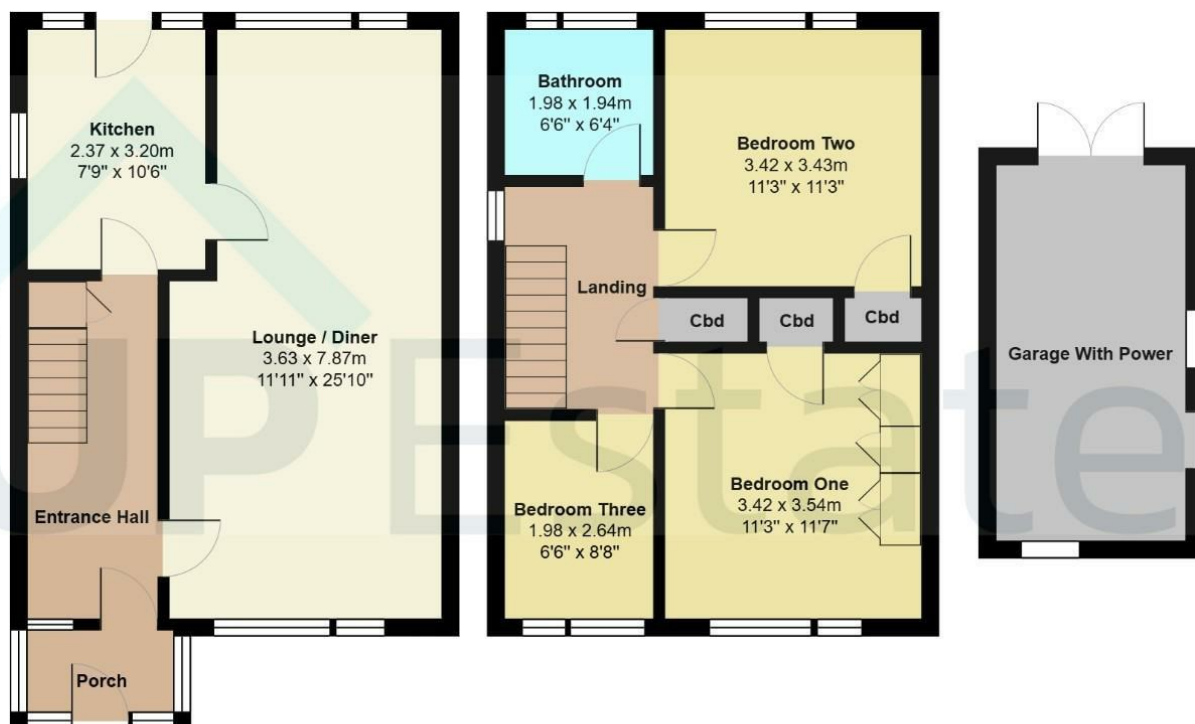
Up Estates has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.





Pleydell Close, Coventry





Total Area: 89.6 m² ... 965 ft² (excluding garage with power)

All measurements are approximate and for display purposes only

CONTACT

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