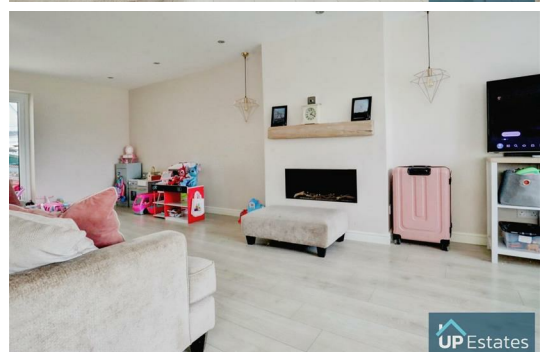
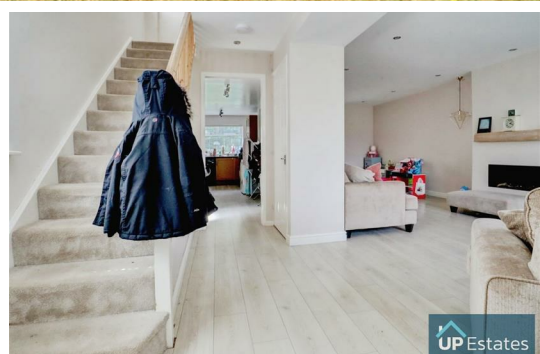




3 Bedroom House - Semi-Detached
located on Oddicombe Croft,
Coventry
£360,000

UP Estates



****SEMI DETACHED - THREE BEDROOMS - CONVERTED LOFT SPACE - DOWNSTAIRS WC - SPACIOUS LIVING/DINING ROOM - LONG DRIVEWAY - GARAGE - HOBBYROOM****

Nestled in a peaceful, family-friendly cul-de-sac, this charming property offers a safe and welcoming environment ideal for growing families. With minimal traffic and a strong sense of community, children can play safely outdoors while parents enjoy the tranquillity of a close-knit neighbourhood. Ideally located just minutes from highly regarded local schools, this home combines comfort, convenience, and an exceptional lifestyle opportunity for families seeking a place to truly settle in and thrive.

Presenting an excellent opportunity to acquire this spacious three-bedroom semi-detached home, the property offers a blend of versatile living spaces and practical features. The ground floor boasts a generously proportioned living/dining room, ideal for both everyday living and entertaining. The well-appointed kitchen is ready for your culinary creations, while a delightful conservatory extends the living space and provides a bright, airy setting to enjoy views of the rear garden throughout the year. A downstairs WC adds further convenience.

Upstairs, you'll find three comfortable bedrooms and a well-equipped family bathroom. One of the standout features is the converted loft space - ideal as a home office, hobby room, or additional storage - offering flexible accommodation tailored to modern family needs.

Externally, the property benefits from a long driveway leading to a garage, ensuring secure parking and additional storage. A good-sized garden to the rear completes the picture, offering ample space for outdoor enjoyment and relaxation.

IMPORTANT NOTE TO PURCHASERS

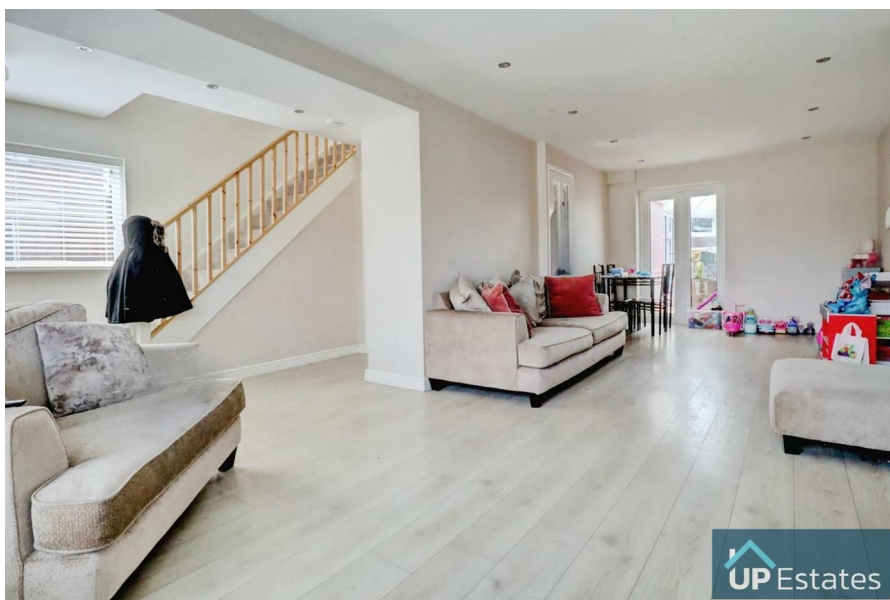
Intending purchasers will be asked to produce identification documentation for Anti Money Laundering Regulations at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

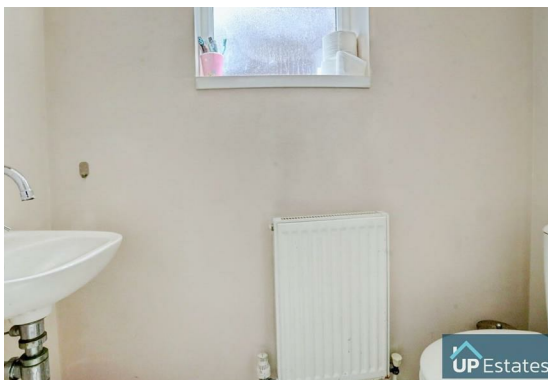
We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us 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

£360,000

- NO CHAIN
- SEMI DETACHED HOUSE
- DRIVEWAY FOR 4 CARS
- CONSERVATORY
- SPACIOUS LIVING/DINING ROOM
- THREE BEDROOMS
- CONVERTED LOFT SPACE
- GARAGE
- FAMILY BATHROOM
- DOWNSTAIRS WC





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.





Oddicombe Croft, Coventry





CONTACT

Up Estates
6 Orchard Court
Binley Business Park
Coventry
Warwickshire
CV3 2TQ

E: enquiries@upestates.co.uk
T: 024 7771 0780

 **UP** Estates