



**3 Bedroom House - Terraced**  
**located on Cromwell Street,**  
**Coventry**  
**£150,000**

**UP Estates**



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**£150,000**

- NO FORWARD CHAIN
- DECEPTIVELY SPACIOUS TERRACE HOME
- LARGE GARDEN
- SURROUNDED BY AMENITIES
- OPEN PLAN LOUNGE DINER
- CALL NOW TO SECURE A VIEWING

**\*\*NO CHAIN - SPACIOUS GARDEN - GOOD SIZED FAMILY HOME - SURROUNDED BY AMENITIES \*\***

This generously proportioned mid-terrace property features three double bedrooms—two on the first floor and one on the ground floor—making it ideal for families or those seeking flexible living arrangements. The ground floor comprises an entrance hallway, open plan lounge/diner, kitchen, and bedroom. The first floor houses the two further double bedrooms and a shower room. The property is offered with no onward chain, facilitating a straightforward purchasing process.

Externally, the property benefits from a spacious rear garden, providing ample outdoor space for various activities.

This property presents an excellent opportunity for first-time buyers or investors seeking a spacious home in a well-connected area. Its generous living space and proximity to local amenities make it a compelling choice. Call now to secure a viewing!





## LOCATION

Cromwell Street is situated in the Foleshill area of Coventry, CV6 5EY. The property is approximately 0.6 miles from Eden Girls' School and 0.7 miles from Sidney Stringer Academy, making it convenient for families with school-age children.

Stoney Stanton Road, just 300 yards away, offers a range of local shops and services. The nearest GP practice is also located on Stoney Stanton Road, ensuring easy access to healthcare. For dining options, the Bricklayers Arms pub at 26 Cromwell Street provides a local spot for refreshments

Additionally, the property is approximately 1.7 miles from Coventry city centre, offering access to a wider range of amenities and transport links

## 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.

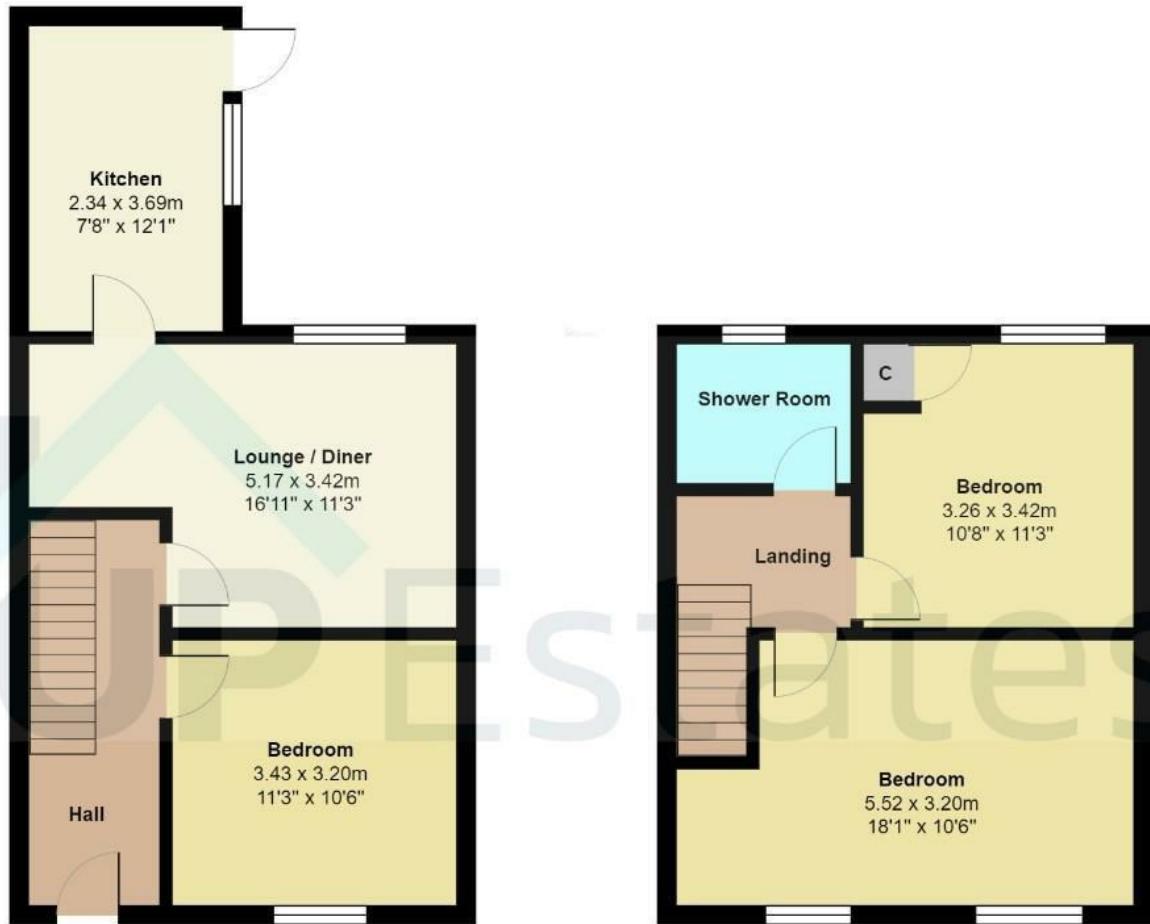
Up Estates has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.





Cromwell Street, Coventry





Total Area: 81.5 m<sup>2</sup> ... 877 ft<sup>2</sup>

All measurements are approximate and for display purposes only

## CONTACT

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