



UP Estates



UP Estates



UP Estates



UP Estates

**3 Bedroom Bungalow - Semi
Detached
located on Cantlow Close, Coventry
Offers Over £300,000**

UP Estates



**** BEAUTIFULLY PRESENTED THREE DOUBLE BEDROOM DORMER BUNGALOW - SOUGHT AFTER LOCATION - GARAGE WITH POWER/LIGHT & MULTI-CAR DRIVEWAY - MUCH IMPROVED THROUGHOUT **** This is a fantastic opportunity to purchase a deceptively spacious three bedroom semi-detached bungalow on Cantlow Close, Mount Nod. Viewing is essential to appreciate this property which externally comprises of: multi-car driveway with gated access to the detached garage, boasting power/light, and a private mature garden. The home internally includes: entrance hall, lounge/diner, kitchen, re-fitted shower room, double bedroom one, and dining room/bedroom four with stairs ascending to the first floor. Off of the landing are two further double bedrooms with ample eaves storage. This home has been improved by the current owners since purchase including; new double gates, new front double glazed windows, re-fitted shower room and decorated throughout. There is also security lighting to the side and rear aspect for peace of mind. Call now to secure a viewing!

Offers Over £300,000

- THREE DOUBLE BEDROOM SEMI-DETACHED HOME
- MULTI-CAR DRIVEWAY & GARAGE WITH POWER/LIGHT
- SOUGHT AFTER MOUNT NOD LOCATION
- RE-FITTED MODERN SHOWER ROOM
- TWO RECEPTION ROOMS
- CALL NOW TO SECURE A VIEWING!





LOCATION

Nestled within a quiet cul-de-sac in the highly sought-after residential area of Mount Nod, Coventry, Cantlow Close enjoys a peaceful setting to the west of the city. The location is close to attractive green spaces along the nearby brook and is just 1.5 miles from the popular Allesley Park. A range of well-regarded local schools, shops, and everyday amenities are conveniently close by. The nearby A45 provides excellent links to the motorway network, offering easy access to Coventry City Centre and Solihull, while Birmingham Airport and the NEC can both be reached in under twenty minutes.

IMPORTANT NOTE TO PURCHASERS

Prospective buyers will be required to provide



identification documentation in accordance with Anti-Money Laundering Regulations at a later stage. We ask for your cooperation to ensure that there are no delays in agreeing the sale.

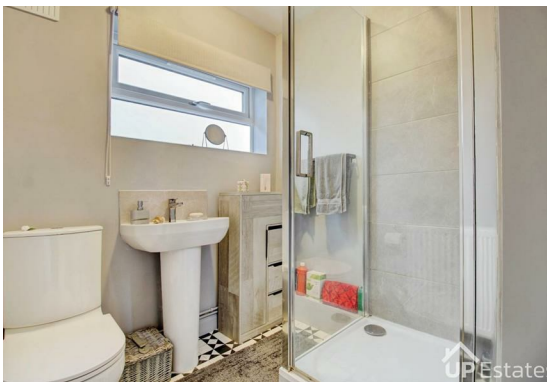
While we strive to make our sales particulars accurate and reliable, they do not form part of any offer or contract and should not be relied upon as statements of fact or representation. Any services, systems, or appliances mentioned have not been tested by us, and no guarantee is given regarding their condition or functionality.



All measurements are approximate and intended as a guide only. Some details may still require vendor approval. If you need clarification or further information, particularly if you are traveling a significant distance to view the property, please contact us.



All fixtures and fittings must be agreed with the seller via the fixtures and fittings form, which will form part of the legal contract through the conveyancing process. As the marketing estate agent, our particulars and communications are not legally binding—only the legal documentation prepared by solicitors is.



Up Estates has not verified the legal title of the property, and buyers must obtain confirmation from their solicitor.



Cantlow Close, Coventry





Total Area: 104.8 m² ... 1128 ft² (excluding garage with power/light)

All measurements are approximate and for display purposes only

CONTACT

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

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

