



HR ESTATE AGENTS

3 Bedrooms

House - End Terrace

Offers Over

£200,000

Located in

Coventry





# Meadow Road

Coventry | CV6 4GP



This well-presented three-bedroom mid-terrace home on Meadow Road offers generous living space, off-road parking and a private rear garden, making it an ideal purchase for first-time buyers, growing families or investors alike.

To the front, the property benefits from a block paved driveway providing convenient off-road parking. You enter via a welcoming porch into the hallway, with stairs rising to the first floor.

The ground floor boasts a bright and spacious open-plan lounge/dining room measuring over 22ft in length, creating a fantastic sociable space for both relaxing and entertaining. A bay window to the front allows plenty of natural light, while the dining area flows seamlessly through to the kitchen. The kitchen offers a range of fitted units with worktop space and leads through to a separate utility area, providing additional storage and practicality.

Upstairs, the property comprises three bedrooms – two well-proportioned doubles and a single bedroom ideal as a nursery, home office or dressing room. The family bathroom is also located on the first floor.

Externally, the rear garden is mainly laid to lawn with fencing to boundaries, offering a private outdoor space with scope to landscape or enhance further to suit personal taste.

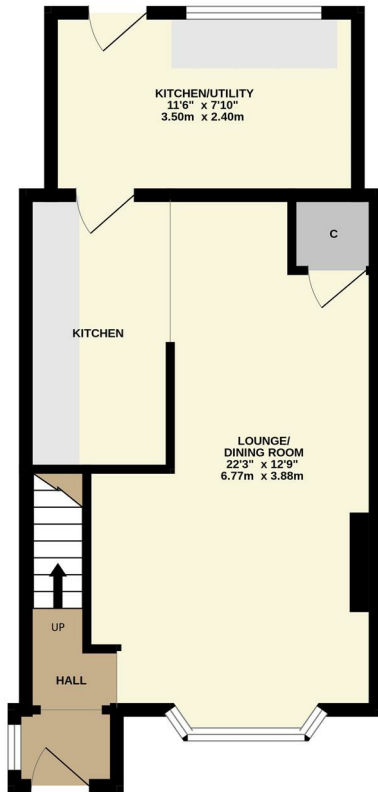
# Meadow Road

£200,000 Freehold

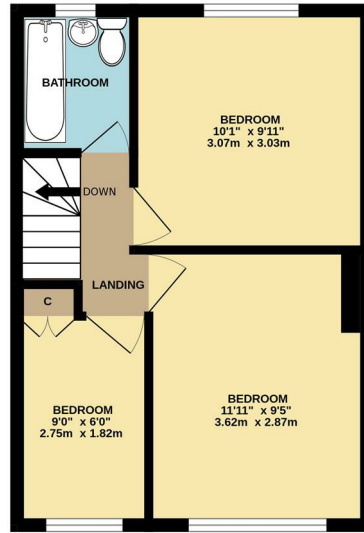


- Ideal for First Time Buyers
- First floor family bathroom
- Private Garden
- Separate kitchen and utility area
- Driveway

GROUND FLOOR  
456 sq.ft. (42.4 sq.m.) approx.



1ST FLOOR  
332 sq.ft. (30.9 sq.m.) approx.



TOTAL FLOOR AREA: 788 sq.ft. (73.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Council Tax Band A Local Authority

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		70	
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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