



3 Bedroom House - Terraced
located on The Chesils, Coventry
£300,000

UP Estates



WELL PRESENTED THREE BEDROOM HOME | ENSUITE TO MAIN BEDROOM | INTEGRAL GARAGE | LARGE DRIVEWAY | SPACIOUS REAR GARDEN

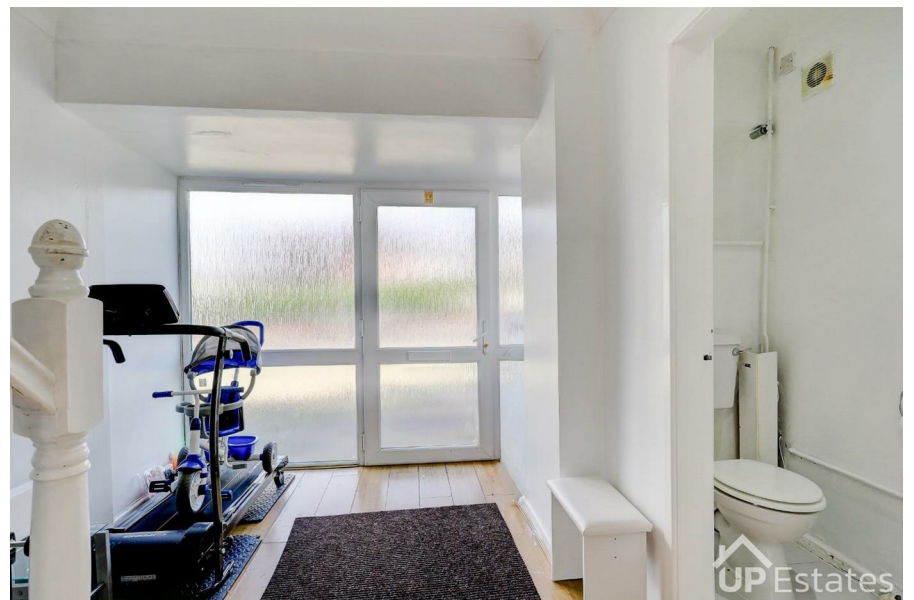
Situated in a convenient and well connected location, this well presented three bedroom mid terraced home is within walking distance to Manor Park Primary School and benefits from excellent access to Coventry City Centre, Coventry Train Station, the A444 and A45. A range of local amenities and transport links are also close by, making this an ideal family home.

The ground floor begins with a spacious entrance hall and a downstairs WC. The property offers a bright and spacious living room with sliding doors opening directly onto the rear garden, along with internal access to the integral garage. A long kitchen diner provides excellent space for both everyday living and entertaining, with ample room for dining and storage.

Upstairs, the property offers two spacious double bedrooms, with the main bedroom benefitting from an ensuite shower room, alongside a well proportioned single bedroom. A family bathroom completes the first floor.

Externally, the rear garden is generous in size and offers excellent potential for further extension (subject to planning). To the front, there is a driveway providing off road parking for up to four vehicles along with access to the integral garage.

This is a fantastic opportunity to acquire a spacious and well maintained family home in a sought after location.



£300,000

- WELL PRESENTED THREE BEDROOM MID TERRACED HOME
- SPACIOUS LIVING ROOM WITH GARDEN ACCESS
- LONG KITCHEN DINER
- DOWNSTAIRS WC
- ENSUITE TO MAIN BEDROOM
- POTENTIAL FOR FURTHER EXTENSION (STPP)
- DRIVEWAY FOR UP TO FOUR VEHICLES
- WALKING DISTANCE TO MANOR PARK PRIMARY SCHOOL
- EASY ACCESS TO CITY CENTRE, TRAIN STATION, A444 & A45



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.





The Chesils, Coventry





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