
SHORTLAND HORNE
Trusted Property Experts
Anchorway Road
Finham CV3 6JH

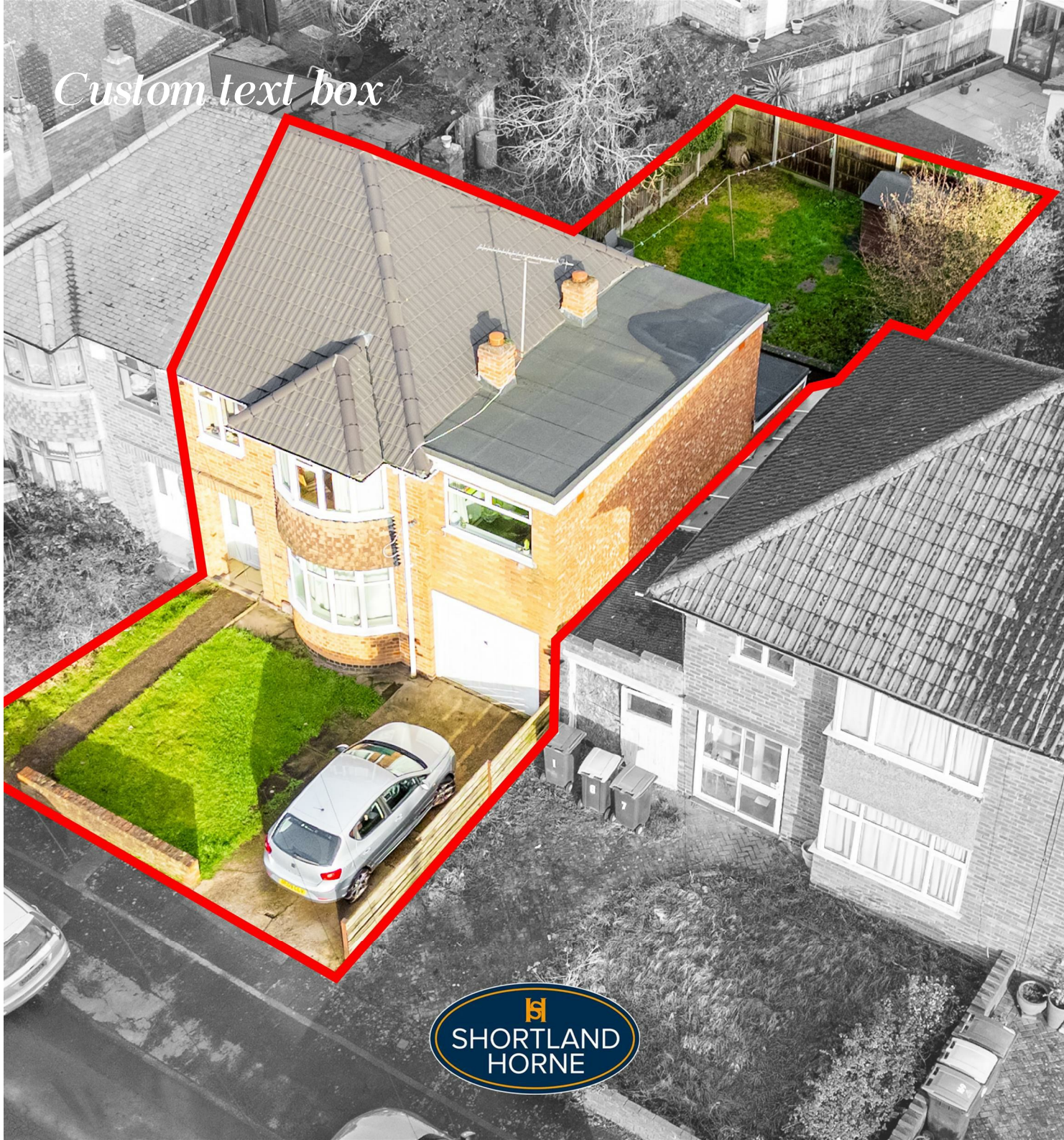
Anchorway Road
CV3 6JH

Nestled in the highly desirable Finham area of Coventry, this impressive five-bedroom semi-detached family home on Anchorway Road presents a remarkable opportunity for those seeking space and potential. The property has been significantly extended, featuring a double-storey extension to the side and a rear kitchen extension, providing ample room for a growing family and the chance to personalise it to your taste.

Upon entering, you are welcomed into a reception hallway that leads to the various living spaces. The front sitting room exudes a cosy charm, complete with mock beams, a gas fire, and a double bay window that invites natural light. The heart of the home is undoubtedly the extended kitchen, which seamlessly flows into the dining room and a spacious rear sitting room, perfect for family gatherings and entertaining.

The first floor boasts a well-designed layout with a landing that grants access to the loft, a family bathroom, and five generously sized bedrooms, ensuring comfort for all family members. Outside, the property features a small front garden with a low-level wall and a side driveway that provides off-street parking, leading directly to a double-length garage. The rear garden is a delightful space for children to play, complete with a patio area, a laid lawn, an outside tap, and a garden shed, along with

selling quality
property since 1995




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Dimensions

GROUND FLOOR 2.36m x 1.78m

Entrance Hallway
3.99m x 1.57m

Lounge
3.35m x 3.45m

Dining Room
6.86m x 3.30m

Kitchen
5.69m x 1.83m

Garage
8.97m x 2.39m

FIRST FLOOR

Bedroom One
3.35m x 3.25m

Bedroom Two
2.29m x 3.23m

Bedroom Three
3.18m x 2.34m

Bedroom Four
2.82m x 2.31m

Bedroom Five
2.44m x 1.78m

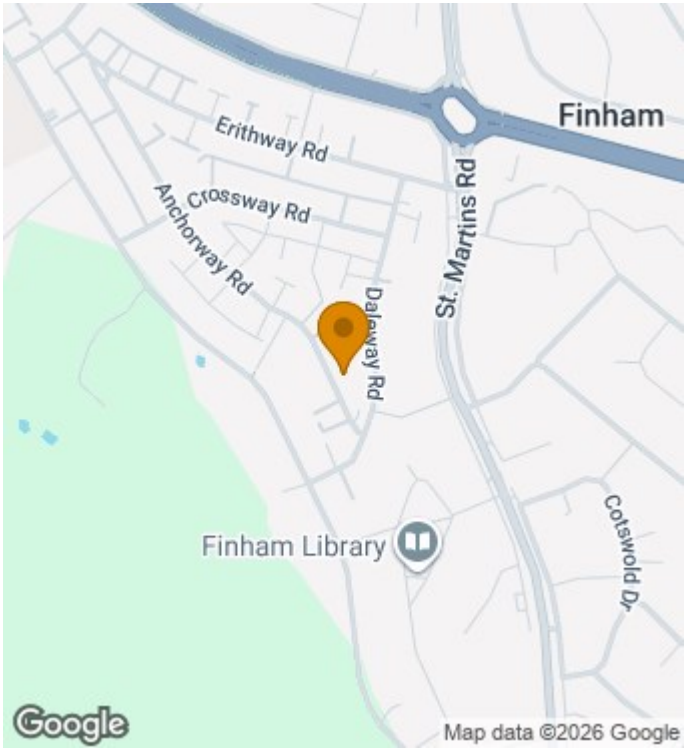
Bathroom

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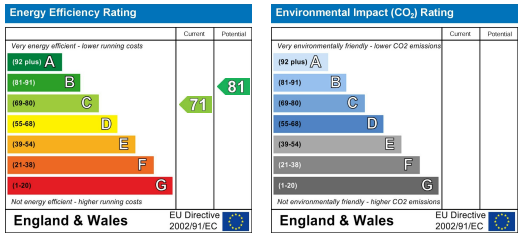
Floor Plan



Location Map



EPC



Total area: 1388.00 sq ft

Disclaimer

Services All main services are understood to be available. Prospective purchasers are however recommended to verify connection with the appropriate suppliers.
Fixtures and Fittings Excluded unless referred to in the sale particulars. Photographs are for illustrative layout purposes only and items shown are not included unless specifically mentioned in contract documentation. Please note: wide angle lens photography may be used, in certain instances, sometimes resulting in slight distortion.
Viewing Strictly by arrangement through Shortland Horne.
Measurements Room measurements and floor plans are for guidance purposes only and are approximate.
Purchase Procedure It is essential to contact our offices before applying for a mortgage or arranging for a survey on this or any other Shortland Horne property to confirm current availability.
Money Laundering We have in place procedures and controls, which are designed to forestall and prevent Money Laundering. If we suspect that a supplier, customer/client, or employee is committing a Money Laundering offence as defined by the Proceeds of Crime Act 2002, we will in ccordance with our legal responsibilities disclose the suspicion to the National Criminal Intelligence Service. Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
Appliances We would ask that you note that the property may contain appliances that would warrant checking for satisfactory working condition and you may wish to arrange this at your own expense prior to legal commitment.
Referrals If Shortland Horne have introduced you to a Solicitor, Mortgage Advisor or Surveyor with whom we have a business relationship we are required by the Code of Conduct published by the NAEA propertymark to notify you that we will receive a referral fee. The fee for these services will vary depending on the transaction and intermediary may make to attract business.

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