



HR ESTATE AGENTS

3 Bedrooms

House - Semi-Detached

£250,000

Located in

Coventry





Gleneagles Road

Coventry | CV2 3BB



This fantastic three-bedroom semi-detached home is situated in the highly sought-after area of Wyken, within easy reach of a fantastic range of shops, schools, amenities and transport links, as well as University Hospital Coventry and Warwickshire.

The property has been well very maintained and offers spacious well-proportioned rooms. Further benefits include a modern bathroom, double-glazed windows throughout and a roof which was replaced in 2016. Outside, the property features a driveway providing off-road parking for multiple vehicles, along with a good-sized south-facing rear garden.

The accommodation comprises an entrance hallway, open plan lounge/diner and kitchen to the ground floor. On the first floor there are three well-proportioned bedrooms and a family bathroom. Externally, there are front and rear gardens together with ample off-road parking.

With its generous accommodation, desirable south-facing garden and excellent location close to UHCW and local amenities, this property would make a fantastic family home. Early viewing is highly recommended.

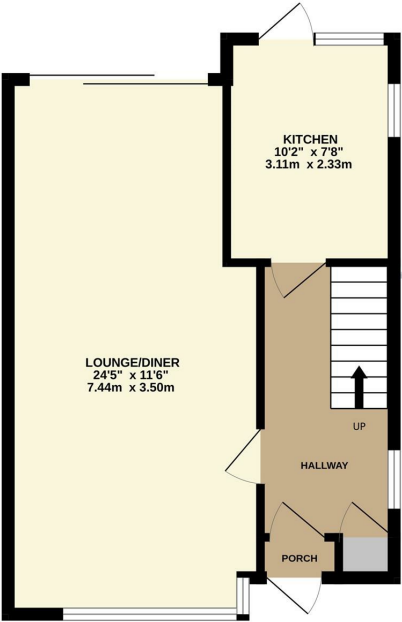
Gleneagles Road

£250,000 Freehold

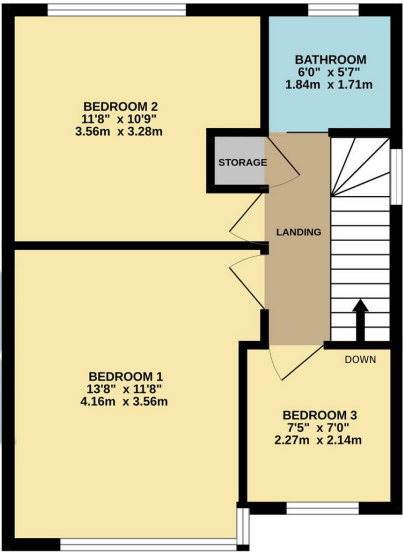


- Three Bedroom Semi-Detached House
- New roof 2016
- Close to Shops, Amenities and Road Links
- No Chain
- Walking Distance to UHCW
- Private Driveway
- Popular Location with Great Schools

GROUND FLOOR
432 sq.ft. (40.1 sq.m.) approx.



1ST FLOOR
421 sq.ft. (39.1 sq.m.) approx.



TOTAL FLOOR AREA : 853 sq.ft. (79.2 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 C

Local Authority Coventry City Council

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

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CV3 4FJ

