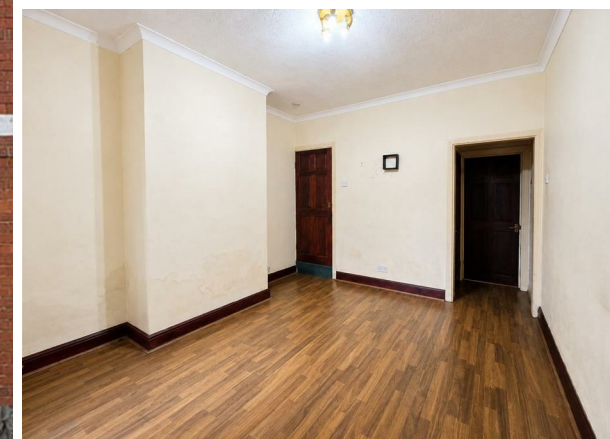




Sydnall Road, Longford
Asking Price £145,000



Situated in the popular residential area of Longford, this traditional two-bedroom mid-terrace property offers an excellent opportunity for first-time buyers, investors or those seeking a home with scope for improvement.

The accommodation briefly comprises an entrance porch, lounge, separate dining room and kitchen to the ground floor. To the first floor are two bedrooms and a family bathroom.

Outside, the property benefits from an enclosed rear garden and gas central heating.

Whilst requiring a degree of modernisation and cosmetic improvement, the property offers excellent potential to add value and create a home tailored to individual tastes and requirements.

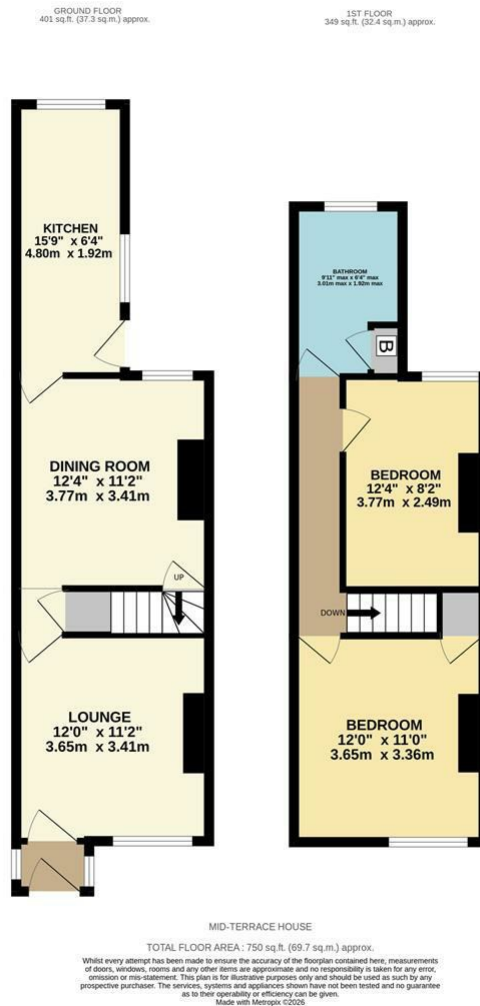
Longford remains a popular location, offering a range of local amenities, schools and transport links. Coventry Building Society Arena, Gallagher Retail Park, Coventry city centre and the M6 motorway network are all easily accessible, making the property well placed for both owner-occupiers and investors alike.

Early viewing is recommended.

- EPC Rating: D
- Traditional Two Bedroom Mid-Terrace Home
- Two Separate Reception Rooms
- Fitted Kitchen
- First Floor Family Bathroom
- Enclosed Rear Garden
- Gas Central Heating & Double Glazing (Where Specified)
- Requires Modernisation & Improvement
- Ideal First-Time Buy or Investment Opportunity
- Council Tax Band: A







PLEASE NOTE: General Information

These property particulars are provided in good faith for general guidance only and do not constitute any part of an offer or contract. Whilst every effort has been made to ensure the accuracy of the information contained within these particulars, prospective purchasers should not rely solely upon them and are advised to satisfy themselves by inspection or through their legal representative.

We have been informed by the vendor that the tenure of the property is Freehold. Interested parties should obtain verification of this and any other material information from their legal adviser prior to exchange of contracts.

All measurements, floorplans and distances referred to are approximate and provided for guidance purposes only. Fixtures, fittings, services, systems and appliances have not been tested by Elite Property and no warranty can be given as to their condition, suitability or working order.

Photographs are intended to provide a fair representation of the property. Images may include minor digital enhancements, including adjustments to brightness, contrast, colour balance, sharpness, sky replacement and perspective correction, for marketing purposes. No material alterations have been made to the property, and any enhancement will not intentionally misrepresent the property's size, layout, condition, features or overall appearance.

Prospective purchasers are advised to carry out their own due diligence and satisfy themselves as to the suitability and condition of the property before proceeding with a purchase..

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