

Cloud9 Estates

Dane Road
Coventry
CV2 4JU

- Mid-Terrace Family Home With Bay Windows
- Street Parking Where Available
- Storage Shed And A Brick-built Garage
- On-street Parking Where Available

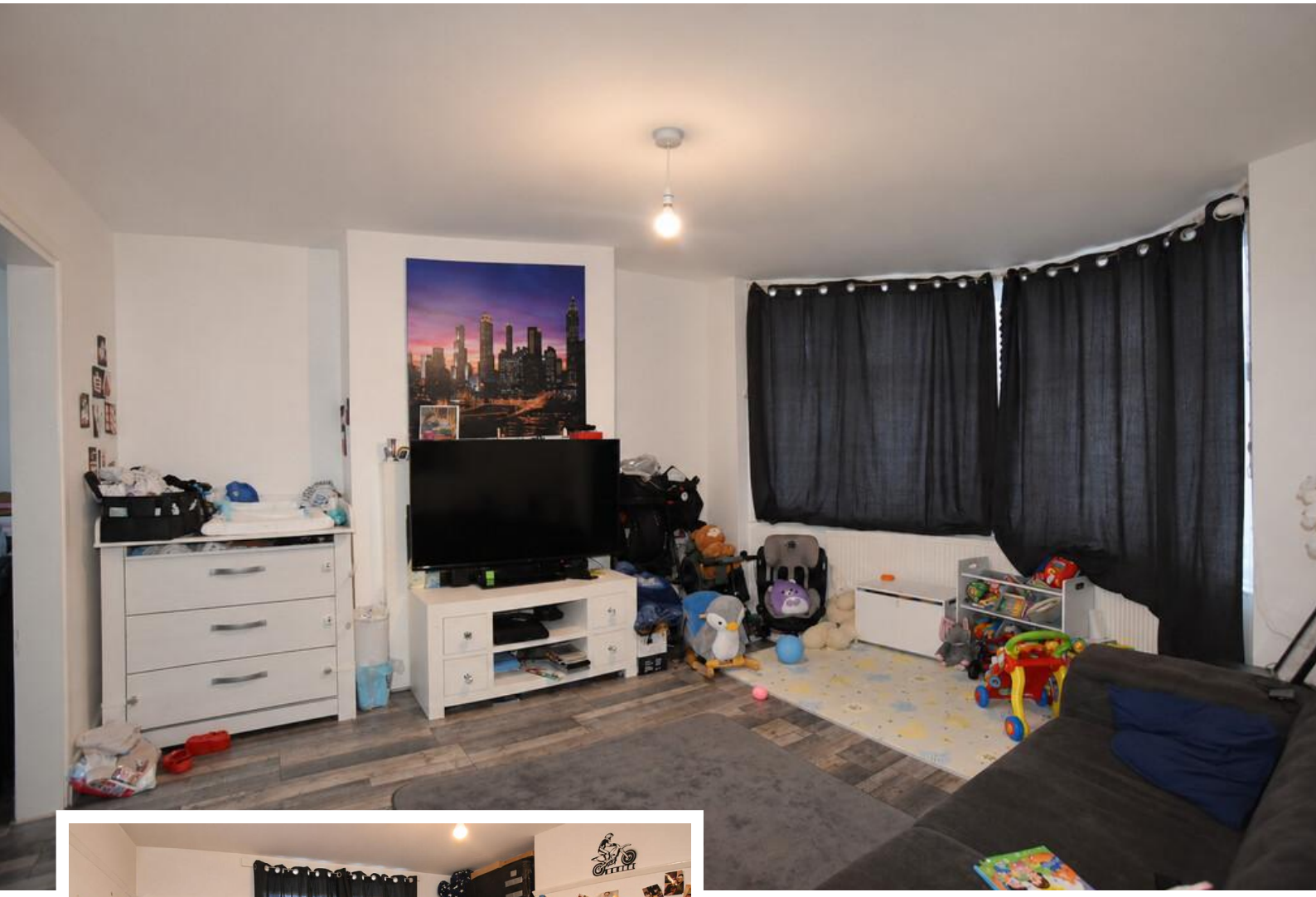
Offers Over £240,000

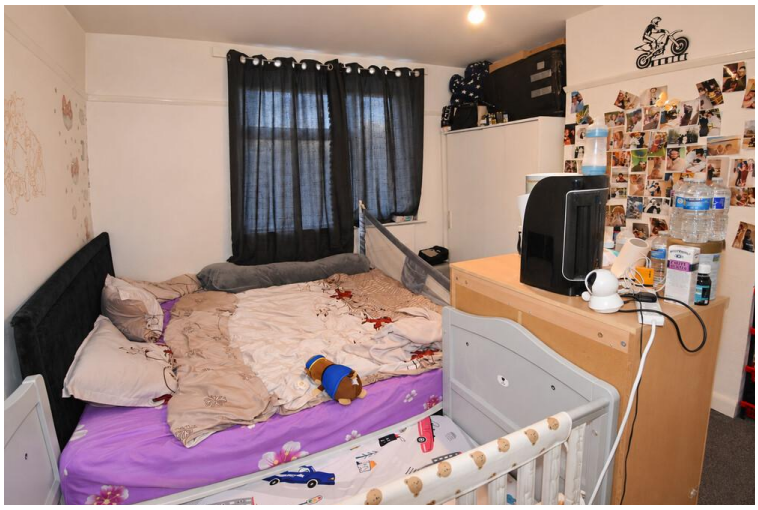
EPC Rating ‘C’

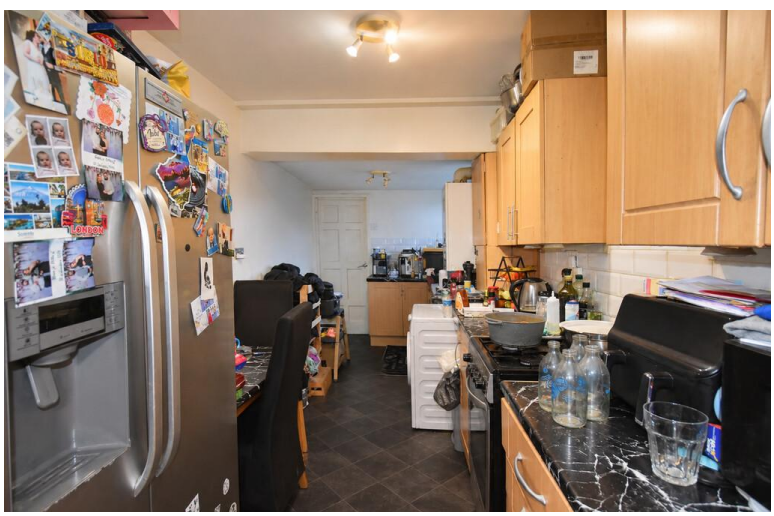




Dane Road, Coventry, CV2 4JU







Property Description

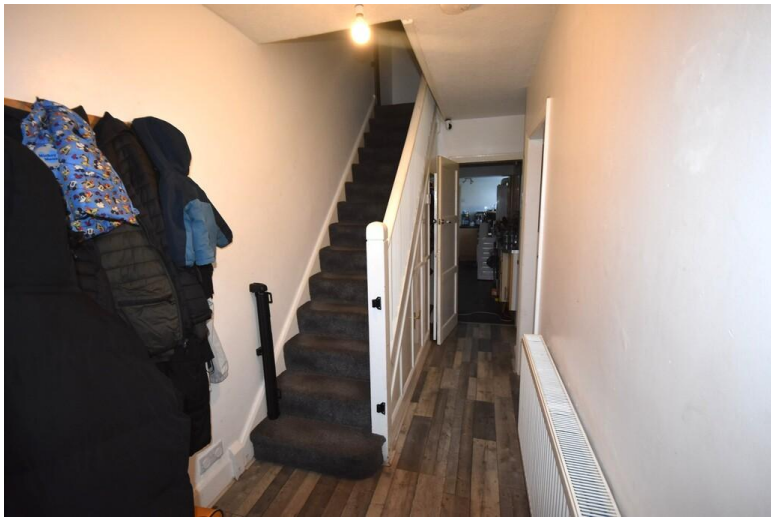
ABOUT THE PROPERTY
Cloud9 Estates are proud to present this spacious three-bedroom family home situated on a main road, offering convenient access to local amenities and transport links.

The property benefits from attractive bay windows, providing plenty of natural light to the living areas. The ground floor comprises a spacious lounge / diner, kitchen and convenient downstairs WC.

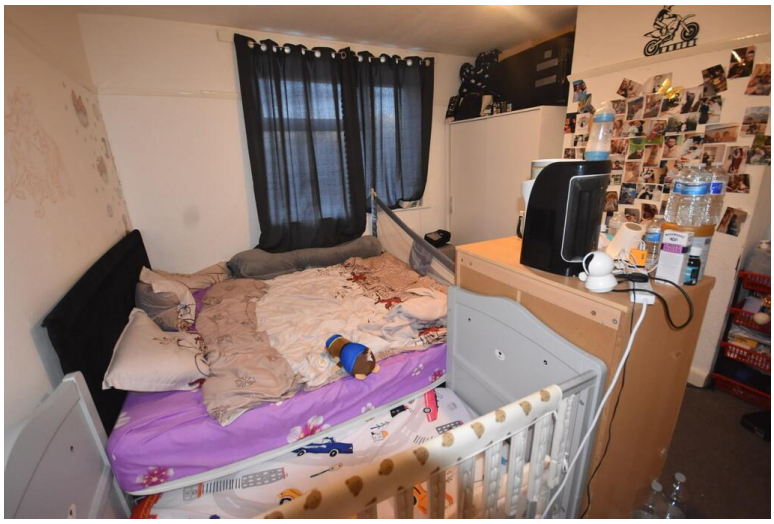
Upstairs, the property offers three bedrooms and a family bathroom, providing practical accommodation for family living.

Externally, the property benefits from a rear garden with a storage shed and a brick-built garage, offering additional storage and practical outdoor space. On-street parking is available to the front of the property.

The property is currently tenanted, making it a potential opportunity for investors seeking a residential investment.









Overall, this is a well-proportioned family home with practical accommodation, useful outdoor space and convenient access to local facilities.

Come and check it out for yourself – call Cloud9 Estates TODAY to book your viewing.

Important Note To Purchasers

As part of compliance with Anti-Money Laundering Regulations, prospective purchasers will be required to provide identification documents at a later stage. Your cooperation in this matter is appreciated to ensure there are no unnecessary delays in the sale process.

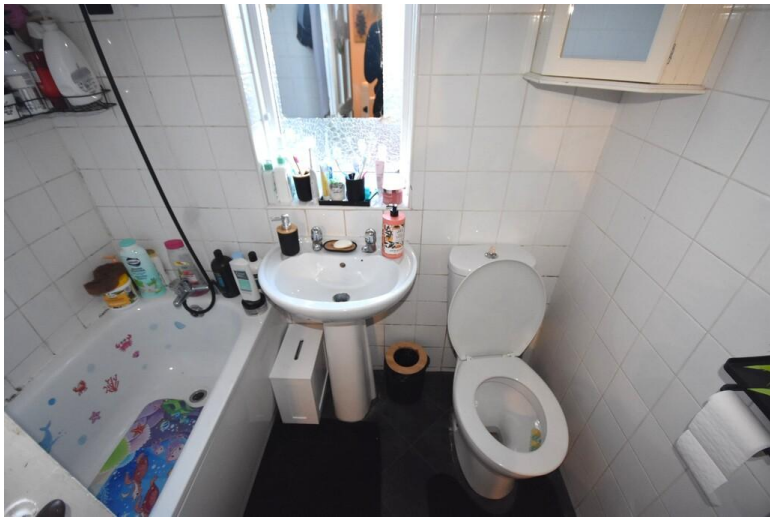
While we strive to provide accurate and reliable sales particulars, they do not constitute or form part of any offer or contract. No information provided should be relied upon as a statement of fact. Additionally, any services, systems, or appliances listed have not been tested by us, and we make no guarantees regarding their functionality or efficiency.

All measurements are intended as a general guide for prospective buyers and may not be exact. Some details may be subject to vendor approval. If you require further clarification, particularly if you are traveling a significant distance to view the property, please contact us.

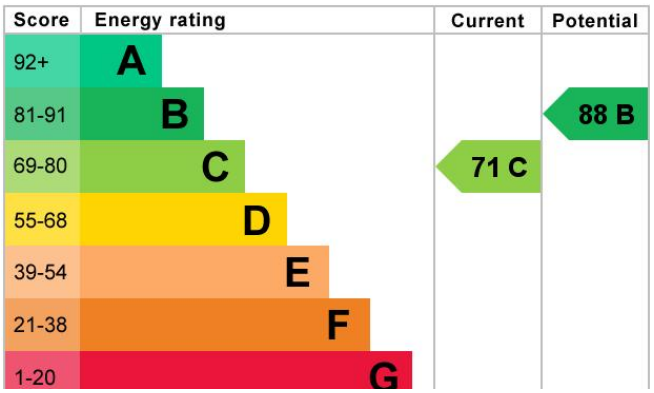
The final agreement on fixtures and fittings will be determined between the buyer and seller through the official fixtures and fittings form, which will form part of the legal contract handled by the conveyancing solicitors. As the marketing estate agent, none of our particulars or discussions are legally binding, only formal solicitor documentation holds legal weight.

Cloud9 Estates has not verified the legal title of the property, and buyers are advised to seek confirmation through their solicitor.









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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements