



HR ESTATE AGENTS

2 Bedrooms

House - Mid Terrace

£240,000

Located in

Coventry





Broomfield Road

Coventry | CV5 6JZ



Rockwell Allen is proud to present this beautifully presented two bedroom single bay terrace family home situated within a sought after location of Earlsdon. Tastefully decorated, highly maintained throughout yet still retaining many original period and elegant features. Served with an abundance of local amenities an internal inspection is highly recommended to appreciate the accommodation

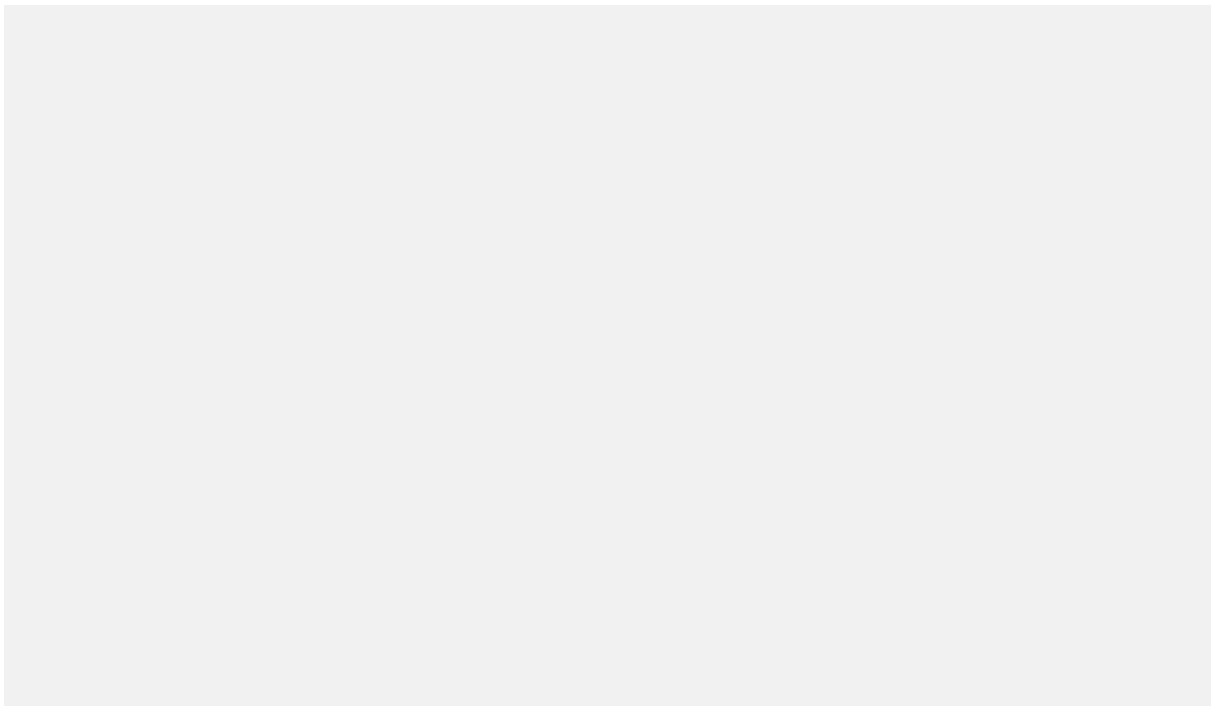
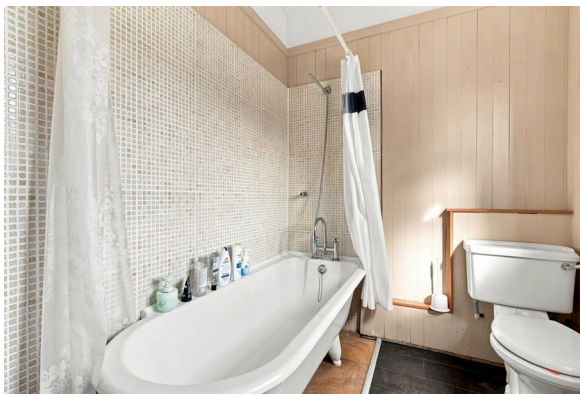
The ground floor features a spacious open-plan lounge/diner complete with attractive wood flooring and a feature fireplace, creating a warm and welcoming living space. The refitted kitchen benefits from a skylight, integral cooker, tiled flooring, leads to a fitted bathroom and access to a useful UPVC lean-to.

Upstairs, there are two well-proportioned double bedrooms with fire place features in each room.

Outside, the south-facing rear garden provides a lovely private space for relaxing and entertaining, with a combination of decking and lawn.

Broomfield Road

£240,000 Freehold





TOTAL FLOOR AREA : 956 sq.ft. (88.8 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

Local Authority

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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/tenants are advised to recheck the measurements.

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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