



HR ESTATE AGENTS

3 Bedrooms

House

£200,000

Located in

Coventry





Page Road

Coventry | CV4 8BG



Zacharias Ermogenous is proud to present this beautifully presented three-bedroom semi-detached family home on Page Road, offering stylish and well-proportioned accommodation throughout.

The property has been thoughtfully maintained and provides an excellent layout for modern family living. Upon entering, you are welcomed into a bright and inviting home, with a spacious living area providing the perfect place to relax and unwind. The kitchen offers plenty of workspace and storage, creating a practical yet attractive space for everyday use.

Upstairs, the property benefits from three well-proportioned bedrooms alongside the family bathroom, making the home ideal for growing families, first-time buyers or those looking for additional space.

Outside, the property continues to impress with a generous rear garden, providing plenty of room for children, entertaining and enjoying the warmer months. To the front, the home also benefits from off-road parking.

The location is another real benefit, with Page Road conveniently positioned in Canley and within easy reach of a wide range of everyday amenities. Cannon Park Shopping Centre and the University of Warwick are both nearby, while Canley and Tile Hill railway stations provide useful transport connections. Coventry city centre is also easily accessible, offering an even wider selection of shops, restaurants and leisure facilities.

Page Road

£200,000 Freehold

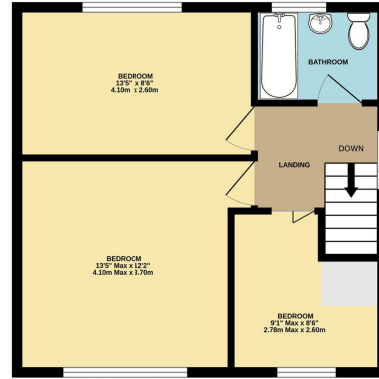


- 3 Bed Semi Detached
- Spacious Living Accommodation
- Three Well-Proportioned Bedrooms
- Off-Road Parking
- Beautifully Presented Throughout
- Modern & Well-Appointed Kitchen
- Generous Rear Garden
- Excellent Location Close to Warwick University, Cannon Park & Transport Links

GROUND FLOOR
630 sq.ft. (58.6 sq.m.) approx.



1ST FLOOR
427 sq.ft. (39.6 sq.m.) approx.



TOTAL FLOOR AREA: 1057 sq.ft. (98.2 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 A

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	

Number Three Siskin Drive
Coventry
CV3 4FJ


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