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Property Experts



Conisbrough Keep
CV1 5PY

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* IMMACULATLY PRESENTED FIRST FLOOR APARTMENT *
TURN THE KEY IMMACULATE CONDITION OCCUPIED FROM NEW * 2 BEDROOMS PRINCIPAL WITH ENSUITE SHOWER ROOM * SECURE GATED COMPLEX WITH ALLOCATED CAR PARKING SPACE * VIEWING HIGHLY RECOMMENDED

Welcome to this immaculate first-floor apartment located in the desirable Monea Hall, Conisbrough Keep, Coventry within walking distance of the city centre & Coventry University. This purpose-built residence offers a modern and comfortable living space, perfect for individuals seeking a stylish home occupied by the current owner from new !!

Upon entering, you will be greeted by the entrance with internal intercom system to an attractive lounge with double glazed double doors through to the glazed triangular balcony. The lounge/ diner seamlessly flows into an open-plan fitted kitchen with split level hob, oven & washing machine creating a warm and inviting atmosphere ideal for both relaxation and entertaining. The apartment boasts two well-proportioned bedrooms, with the principal bedroom featuring the added convenience of an ensuite shower room, ensuring privacy and comfort.

With a total area of 608 square feet, this apartment is designed to maximise space and functionality. The property also benefits from an allocated parking space within a secure gated complex, providing peace of mind and ease of access.

The Apartment is Leasehold on a 155 year lease with 134 years remaining. The Service Charge in 2026 is £2,073 with the Ground Rent is £180 per annum including the Building Insurance.

PLEASE NOTE THAT LEASE DETAILS ARE FOR GUIDANCE PURPOSES ONLY AND WE WOULD RESPECTFULLY REQUEST THAT YOU SEEK CLARIFICATION OF THE EXACT TERMS OF THE LEASE VIA YOUR SOLICITOR

selling quality
property since 1995



SHORTLAND
HORNE







Dimensions

ENTRANCE HALL

ATTRACTIVE
LOUNGE WITH
BALCONY

5.04 x 3.58

OPEN PLAN FITTED
KITCHEN

2.70 x 1.93

BEDROOM ONE

3.58 x 3.03

ENSUITE SHOWER
ROOM

BEDROOM TWO

3.58 x 3.00

BATHROOM WITH
SHOWER

ALLOCATED CAR
PARKING SPACE (NO:145)

COMMUNAL CAR
PARKING

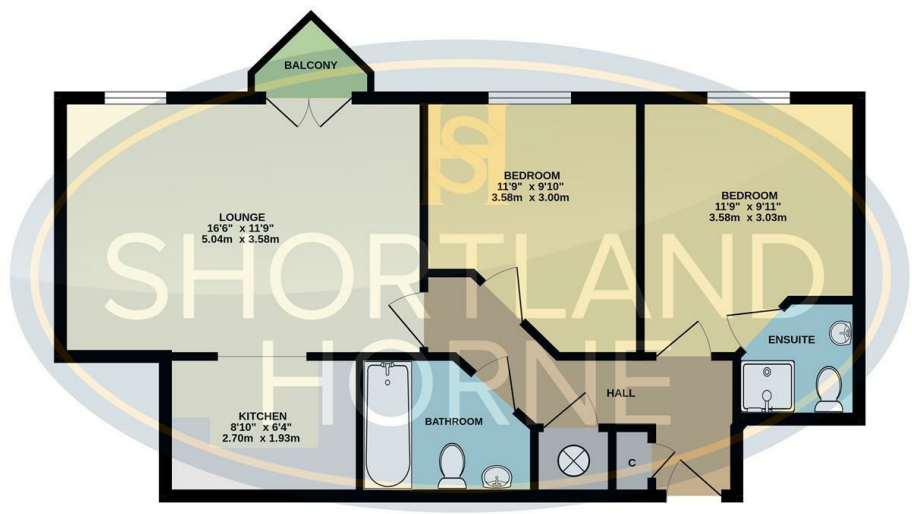
SECURE GATED
COMPLEX WITH
INTERNAL INTERCOM
SYSTEM

VIEWING HIGHLY
RECOMMENDED



Floor Plan

FIRST FLOOR
608 sq.ft. (56.5 sq.m.) approx.



TOTAL FLOOR AREA : 608 sq.ft. (56.5 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.
Made with Memphis (2026)

Total area: 608.00 sq ft

Disclaimer

Services All main services are understood to be available. Prospective purchasers are however recommended to verify connection with the appropriate suppliers.

Fixtures and Fittings Excluded unless referred to in the sale particulars. Photographs are for illustrative layout purposes only and items shown are not included unless specifically mentioned in contract documentation. Please note: wide angle lens photography may be used, in certain instances, sometimes resulting in slight distortion.

Viewing Strictly by arrangement through Shortland Horne.

Measurements Room measurements and floor plans are for guidance purposes only and are approximate.

Purchase Procedure It is essential to contact our offices before applying for a mortgage or arranging for a survey on this or any other Shortland Horne property to confirm current availability.

Money Laundering We have in place procedures and controls, which are designed to forestall and prevent Money Laundering. If we suspect that a supplier, customer/client, or employee is committing a Money Laundering offence as defined by the Proceeds of Crime Act 2002, we will in accordance with our legal responsibilities disclose the suspicion to the National Criminal Intelligence Service. Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

Appliances We would ask that you note that the property may contain appliances that would warrant checking for satisfactory working condition and you may wish to arrange this at your own expense prior to legal commitment.

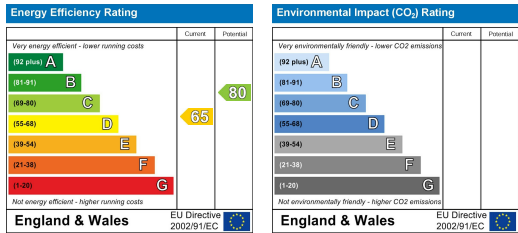
Referrals If Shortland Horne have introduced you to a Solicitor, Mortgage Advisor or Surveyor with whom we have a business relationship we are required by the Code of Conduct published by the NAEA propertymark to notify you that we will receive a referral fee. The fee for these services will vary depending on the transaction and intermediary may make to attract business.

Shortland Horne's Mortgage Advisor is Midland Financial Planning Limited, a partner practices of St. James's Place. For referring business to Midland Financial Planning Limited Shortland Horne will receive up to 50% of any commissions earned. You do not have to use the service of any of our providers and can choose to source the service from someone else. Any advice that is provided will be independent.

Location Map



EPC



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