



3 Bedroom House - Semi-Detached
located on Oxendon Way, Coventry
£275,000

UP Estates



NO UPWARD CHAIN | SPACIOUS THREE BEDROOM SEMI
DETACHED HOME | CAR PORT & GARAGE | LARGE REAR GARDEN
| SOUGHT AFTER LOCATION

Offered to the market with no upward chain, this well maintained three bedroom semi detached home is situated in the popular Binley area of Coventry. The property benefits from having new windows fitted within the last 3 years and a new boiler which was fitted in 2025. The property is within walking distance of Ernesford Grange Primary School and benefits from excellent access to local amenities, Warwickshire Shopping Park, the A46 and a range of transport links.

The ground floor begins with an entrance porch leading into a welcoming hallway. The spacious open plan lounge diner provides an excellent space for family living and entertaining, featuring a service hatch to the kitchen and sliding doors opening onto the rear garden, allowing plenty of natural light to flow through the property.

The kitchen is well proportioned and offers ample cupboard and worktop space, with convenient side access leading directly to the car port.

Upstairs, the property comprises two large double bedrooms, a spacious single bedroom and a generously sized family bathroom fitted with both a bath and separate shower.

Externally, the property benefits from a long car port and garage to the side, providing excellent storage and parking options. The rear garden is a standout feature, being well maintained and generous in size, offering plenty of space for families, entertaining and outdoor enjoyment. To the front, there is a driveway providing off road parking for multiple vehicles.

This is a fantastic opportunity to acquire a spacious and well cared for family home in a highly convenient location.

£275,000

- NO UPWARD CHAIN
- SPACIOUS THREE BEDROOM SEMI DETACHED HOME
- OPEN PLAN LOUNGE DINER
- WELL MAINTAINED THROUGHOUT
- FAMILY BATH & SHOWER ROOM
- LONG CAR PORT & GARAGE
- LARGE WELL MAINTAINED REAR GARDEN
- DRIVEWAY FOR MULTIPLE VEHICLES
- WALKING DISTANCE TO ERNESFORD GRANGE PRIMARY SCHOOL
- EASY ACCESS TO A46 & WARWICKSHIRE SHOPPING PARK





IMPORTANT NOTE TO PURCHASERS

Prospective buyers will be required to provide identification documentation in accordance with Anti-Money Laundering Regulations at a later stage. We ask for your cooperation to ensure that there are no delays in agreeing the sale.

While we strive to make our sales particulars accurate and reliable, they do not form part of any offer or contract and should not be relied upon as statements of fact or representation. Any services, systems, or appliances mentioned have not been tested by us, and no guarantee is given regarding their condition or functionality.

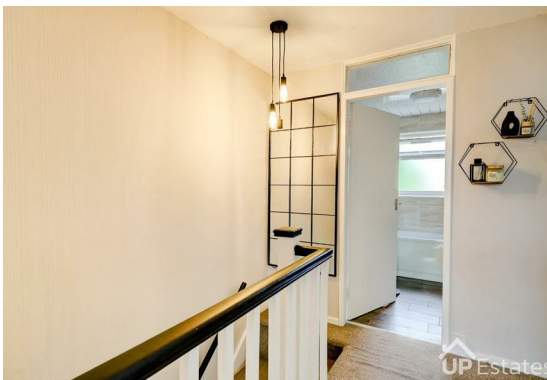
All measurements are approximate and intended



as a guide only. Some details may still require vendor approval. If you need clarification or further information, particularly if you are traveling a significant distance to view the property, please contact us.

All fixtures and fittings must be agreed with the seller via the fixtures and fittings form, which will form part of the legal contract through the conveyancing process. As the marketing estate agent, our particulars and communications are not legally binding—only the legal documentation prepared by solicitors is.

Up Estates has not verified the legal title of the property, and buyers must obtain confirmation from their solicitor.





Oxendon Way, Binley, Coventry





Total Area: 90.2 m².... 971 ft² (excluding carport, garage)

All measurements are approximate and for display purposes only

CONTACT

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