Pointons
independent estate agents

Rollason Close, Coventry
CV6 4AJ
Offers Over £160,000
Freehold - Coventry City Council Band: B - EPC: F

* OPEN TO OFFERS - NO UPWARD CHAIN * Pointons Estate Agents are delighted to welcome to market this three bedroom mid terrace home on Rollason Close, Radford, Coventry, close to local shops, schools, further amenities offering excellent transport links to the A444 and beyond. In brief the property comprises of an entrance hall, lounge/dining room and fitted kitchen. To the first floor there are three bedrooms and a family bathroom. To front is a garden with potential for driveway and enclosed garden to rear. Benefitting from double glazing throughout and offered with no upward chain, viewings are strictly via the agent.

Entrance Hall
Entrance via front door with stairs off to the first floor, leading to:

Lounge/Dining Room
22'4" x 12'2" (6.80m x 3.70m)
With double glazed window to front and double glazed sliding doors to rear.

Kitchen
9'10" x 6'3" (3.00m x 1.90m)
Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink unit with single drainer and taps over, plumbing/space for appliances and door to rear garden.

Landing
Doors off to various rooms and access to loft via hatch.

Bedroom
12'2" x 9'10" (3.70m x 3.00m)
With double glazed window to front.

Bedroom
9'10" x 9'10" (3.00m x 3.00m)
With double glazed window to rear and storage cupboard containing immersion boiler.

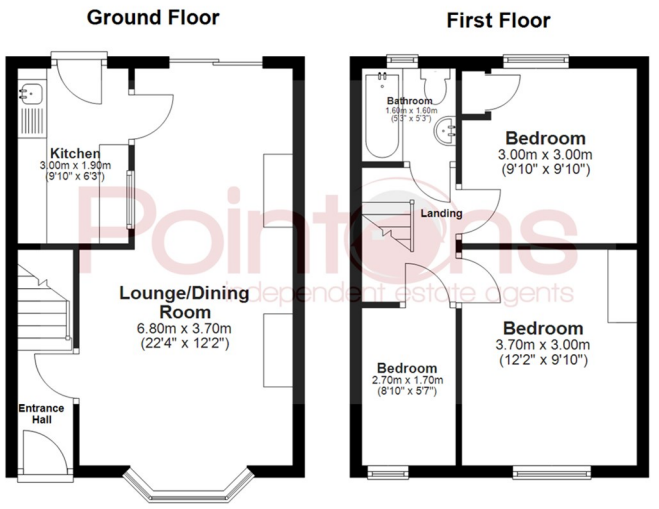
Bedroom
8'10" x 5'7" (2.70m x 1.70m)
With double glazed window to front.

Bathroom
5'2" x 5'2" (1.60m x 1.60m)
Fitted with a panelled bath, WC, hand wash basin with taps over, tiled splashback and obscure double glazed window to rear.

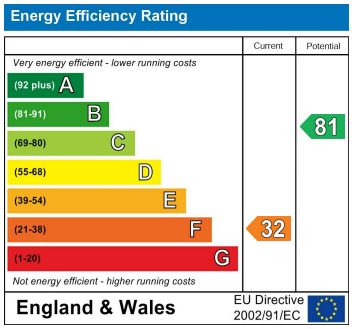
Outside
To front there is a lawned garden with pathway upto property, potential off road parking as no kerb to street, to rear an enclosed garden made up of lawn, shrubbed and patio areas with two brick built store rooms.

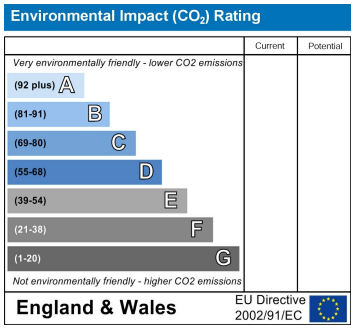
General Information

Please Note: All fixtures & Fittings are excluded unless detailed in these particulars. None of the equipment mentioned in these particulars has been tested; purchasers should ensure the working order and general condition of any such items.



All floor plans are for a guide of the layout and not to scale
Plan produced using PlanUp.





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