



HR ESTATE AGENTS

3 Bedrooms

House

Price Guide

£360,000

Located in

Coventry





Lynbrook Road

Coventry | CV5 6BE



Nestled within a serene and prestigious enclave, this charming 1930s semi-detached residence exudes timeless elegance and character. Its distinctive round bay windows immediately capture the eye, inviting you into a home that beautifully blends period charm with modern family living. Occupying a substantial, meticulously landscaped plot, the property offers spacious and versatile accommodation ideally suited to family life. There are three generously proportioned bedrooms. The ground floor radiates warmth and comfort, beginning with a welcoming entrance hallway and convenient cloakroom. The elegant front lounge is bathed in natural light, creating a relaxing retreat, while the well-designed layout ensures a seamless flow between living spaces for both everyday living and entertaining. Upstairs, the three well-sized bedrooms provide comfortable and peaceful accommodation, served by a stylishly appointed family bathroom. Externally, the home continues to impress. A private driveway offers desirable off-road parking, There is the great rear sized garden.

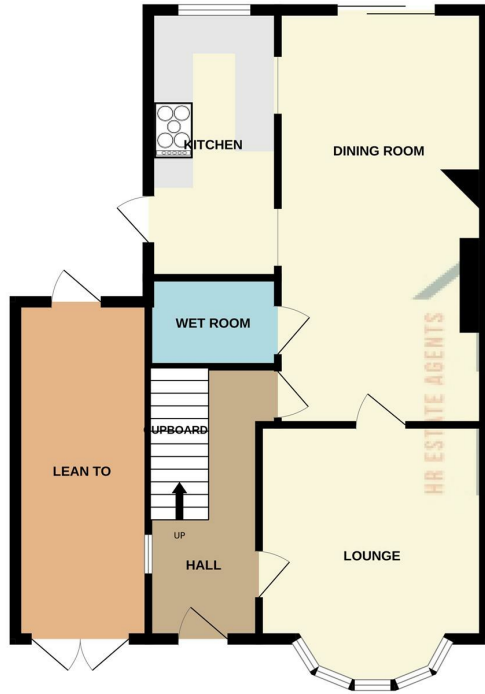
Lynbrook Road

£360,000 Freehold

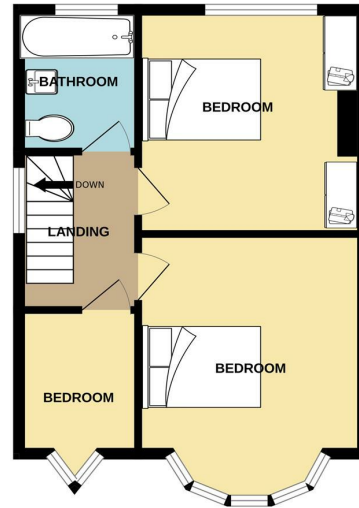


- Three Bedroom
- Parking
- No Chain
- Extended Kitchen / Diner
- Downstairs Shower Room
- Good Sized Garden

GROUND FLOOR



1ST FLOOR



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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CV3 4FJ


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