



HR ESTATE AGENTS

2 Bedrooms

House - Mid Terrace

Offers Over

£170,000

Located in

Coventry





Bristol Road

Coventry | CV5 6LH



This fantastic two bedroom house would make a great home. Situated in the sought after area of Earlsdon it is within walking distance of a variety of shops and restaurants as well as schools, amenities and parks. The property offers good sized rooms, a south facing garden and benefits from having a gas combination boiler and double glazed windows. The home would be ideal for a small family or investment.

The house is comprised: lounge, dining room, kitchen and bathroom on the ground floor. On the first floor there are two double bedrooms. To the exterior of the property there are gardens to both the front and rear as well as on street parking. A viewing is highly recommended.

Bristol Road

£170,000 Freehold




- Two Bedroom House
- Two Reception Rooms
- Gas Combination boiler
- No Chain
- Walking Distance to Parks, Shops and Restaurants
- Double Gazed Windows

Council Tax Band A

Local Authority Coventry City

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		89
(69-80) C	71	
(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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