



## Somerset Road , Coventry, CV1 4EF Offers over £145,000

Evans Estates is delighted to present this charming two-bedroom mid-terrace house located on Somerset Road in Coventry, offered with no upward chain. This property is an excellent opportunity for first-time buyers or those looking to invest in a well-situated home.

Upon entering, you will find a welcoming lounge that provides a comfortable space for relaxation. Adjacent to the lounge is a dining room, perfect for entertaining guests or enjoying family meals. The kitchen is functional and well-equipped, making it easy to prepare your favourite dishes. The bathroom is conveniently located on the ground floor, ensuring ease of access.

The first floor boasts two well-proportioned bedrooms, offering ample space for rest and personalisation. The property benefits from double glazing and gas central heating, ensuring warmth and comfort throughout the year.

Externally, the rear garden provides a delightful outdoor space, ideal for enjoying the fresh air, gardening, or hosting summer barbecues.

This property is situated in a desirable area of Coventry, with local amenities, schools,

- No Upward Chain
- Two Bedrooms
- Two Reception Room
- Rear Garden

### Viewing

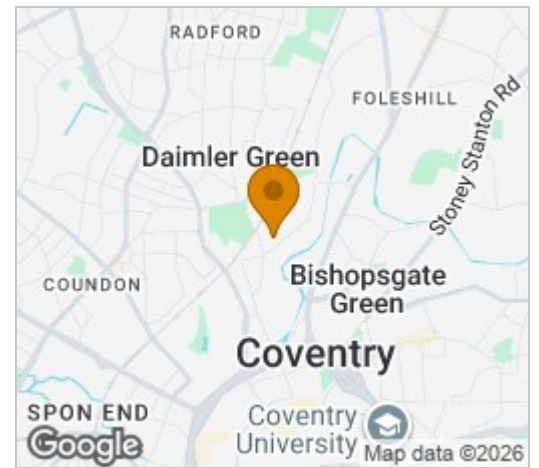
Please contact our Evans Estates Office on 02476333363 if you wish to arrange a viewing appointment for this property or require further information.



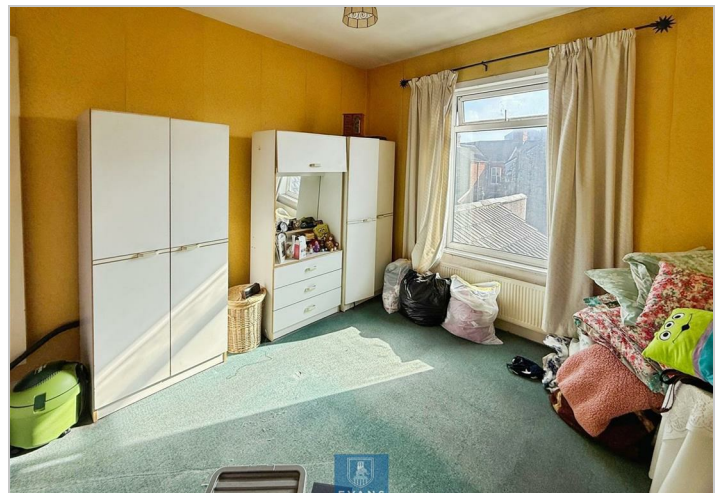
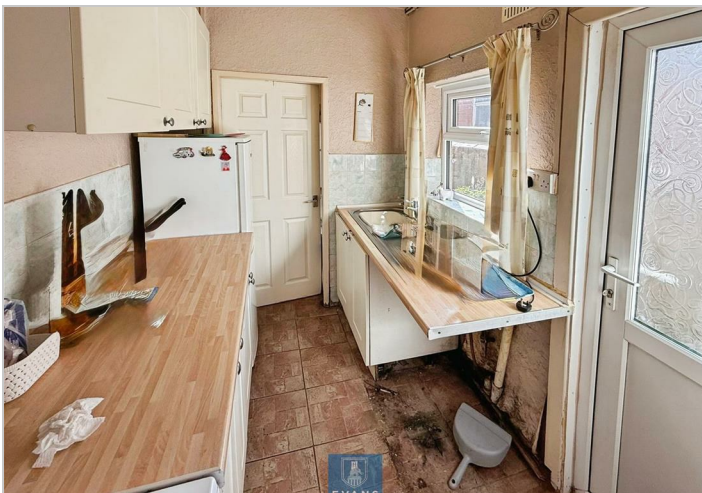
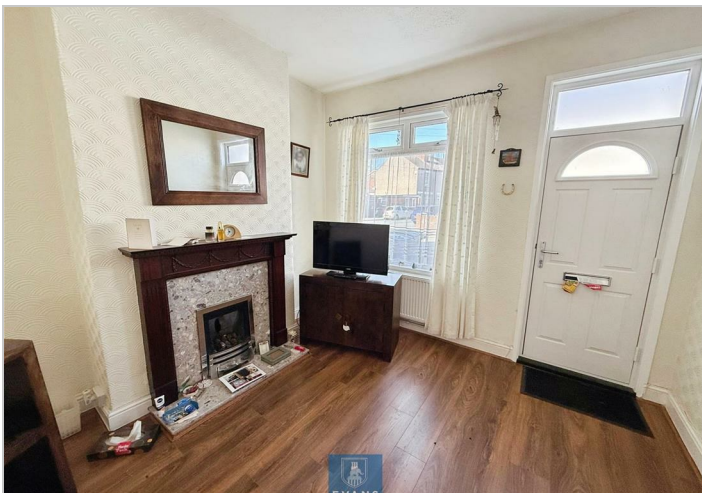
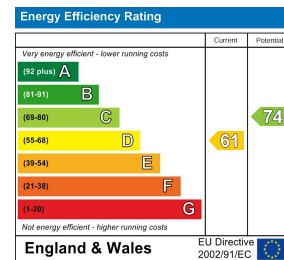
## Floor Plan



## Area Map



## Energy Efficiency Graph



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