



254 Brookside Avenue, Whoberley, CV5 8AD
£160,000

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254 Brookside Avenue

Whoberley, Coventry

- Three Bedrooms
- None Standard Construction
- Lounge
- Kitchen
- Lean-to and Utility Area
- Shower Room
- Freehold
- EPC D (57)
- Council Tax Band B

None Standard Construction. This three bedroom end of terrace property is in need of renovation and offers spacious rooms featuring: entrance hall, downstairs WC, lounge, kitchen, utility room, conservatory, three bedrooms and shower room, garden to rear. The property is offered with no chain.



Accommodation comprises

On the ground floor

Entrance Hall

Door to front, door to kitchen and downstairs WC.

W.C

Window to front, low level WC, wash hand basin.

Lounge

Double glazed window to front, radiators, sliding doors to conservatory.

Kitchen

Range of wall and base unit cupboards and drawers, single bowl sink and drainer, space for cooker, door to utility room.

Utility Area

Plumbing for washing machine, wall mounted gas central heating boiler, door to rear garden.

Conservatory

Windows to side and rear, radiator, sliding door to rear garden.

On the first floor**Landing**

Doors to bedrooms and shower room.

Bedroom one

Double glazed window, radiator.

Bedroom two

Double glazed window, radiator.

Bedroom three

Double glazed window, radiator.

Shower Room

Opaque double glazed window, shower cubicle with mains shower, low level WC, wash hand basin.

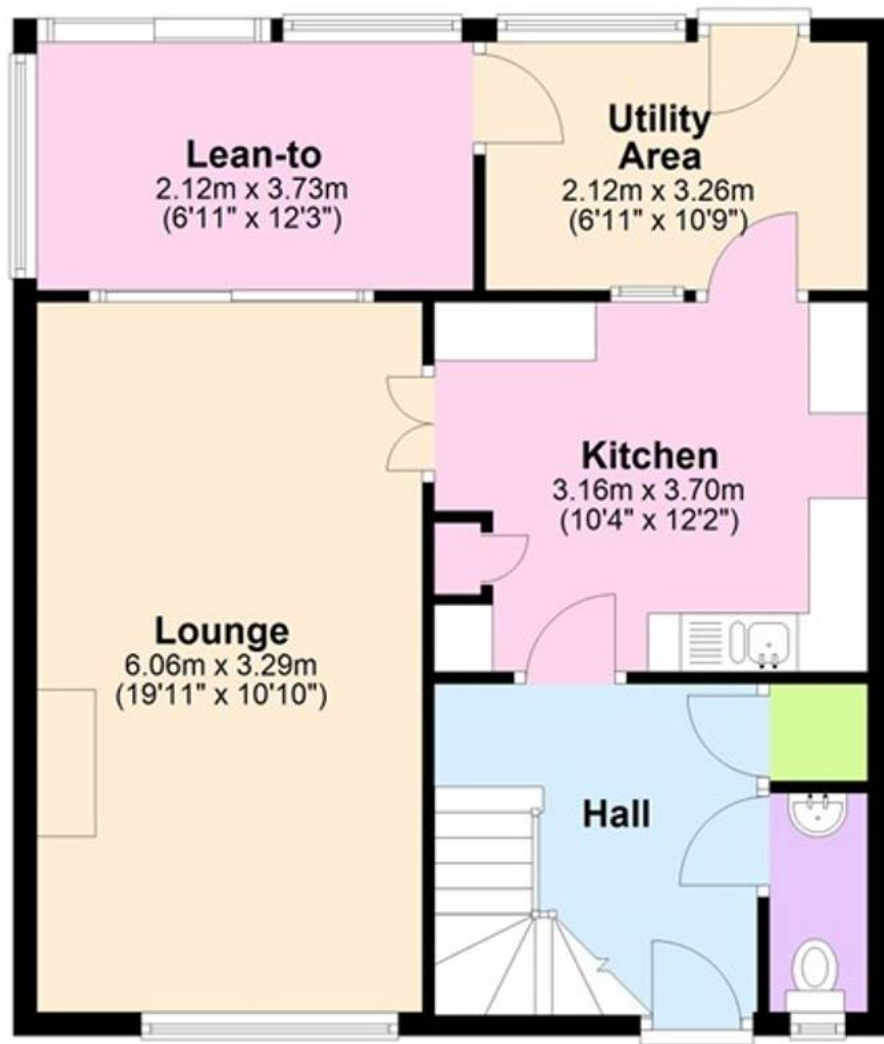
Garden

Patio area and flower beds enclosed by timber fence boundary.



Ground Floor

Approx. 58.8 sq. metres (632.4 sq. feet)



First Floor

Approx. 42.8 sq. metres (460.2 sq. feet)



Total area: approx. 101.5 sq. metres (1092.6 sq. feet)

For illustrative purposes only. Whilst every attempt has been made to ensure the plan is accurate and presents the property in the best way, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement

Special Notes

We have not tested the equipment, appliances, and services in this property. Interested applicants are advised to commission the appropriate investigations before formulating their offer to purchase. The measurements are supplied for guidance only. Only those items mentioned in these sales particulars are included in the sale. Ask agent regarding Rights & Restrictions. If you require the full EPC certificate, please contact us and we will email the EPC certificate to you.

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