



Trusted
Property Experts



Lower Eastern Green Lane
CV5 7DT

Lower Eastern Green Lane CV5 7DT

Four Winds is a substantial detached dormer bungalow occupying an exceptional plot in one of Coventry's most desirable semi-rural locations. Offering spacious and versatile accommodation throughout, this wonderful home presents an increasingly rare opportunity to acquire a property with fantastic potential to further enhance, remodel or significantly extend (subject to the necessary planning permissions), making it an ideal purchase for growing families and those looking to create their forever home.

Upon entering, a welcoming entrance hall provides access to the principal accommodation. The heart of the home is the impressive open-plan kitchen, offering an abundance of workspace and storage while providing plenty of room for informal dining and entertaining. The property benefits from two generous reception rooms, including a superb dual-aspect lounge flooded with natural light and enjoying delightful views over the surrounding gardens, alongside a separate formal sitting room, providing flexible living space for families of all sizes.

The bungalow offers four well-proportioned ground floor bedrooms, ensuring flexible accommodation for both families and those seeking single-level living. The principal

Externally, the property sits proudly within a generous plot that undoubtedly represents one of its standout features. The extensive gardens provide excellent privacy and offer endless opportunities for landscaping, outdoor entertaining and family enjoyment, whilst also presenting tremendous scope to enlarge the existing accommodation, whether through side, rear or first-floor extensions (subject to the relevant planning consents). Properties offering such flexibility and potential are becoming increasingly difficult to find.

Further benefits include a detached garage, extensive driveway providing ample off-road parking for numerous vehicles, and a peaceful setting that combines the tranquillity of semi-rural living with excellent access to local amenities, highly regarded schools and major transport links.

A truly unique home offering outstanding versatility, generous living space and exceptional future potential. Early viewing is highly recommended to fully appreciate everything this remarkable property has to offer.

Occupying an enviable position on the sought-after Lower Eastern Green Lane, Four Winds enjoys the perfect balance of peaceful semi-rural living with excellent access to Coventry and the surrounding Warwickshire countryside. This highly regarded location is renowned for its spacious homes, leafy surroundings and open green spaces, making it a popular choice for families and professionals seeking a quieter lifestyle without compromising on convenience.

selling quality
property since 1995

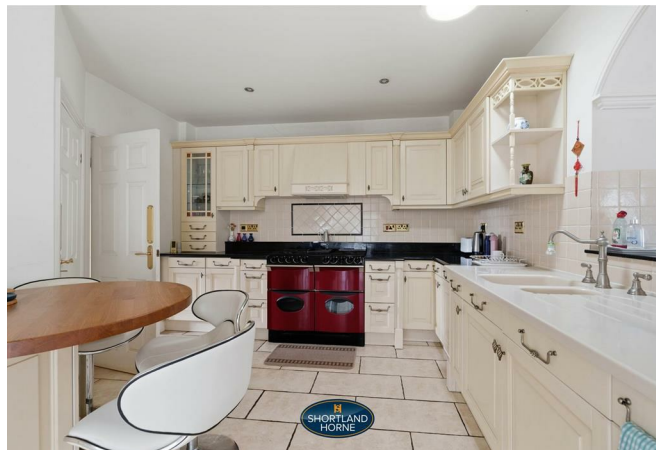
Custom text box





Custom text box





Dimensions

GROUND FLOOR

Entrance Hallway

Lounge

5.31m x 4.27m

Dining Room

4.80m x 4.06m

Study

3.76m x 3.00m

Inner Hall

Bedroom

4.27m x 3.96m

Bedroom

3.63m x 3.00m

Bedroom

4.67m x 3.73m

En-Suite

Lounge

6.45m x 4.67m

Kitchen

7.39m x 3.63m

Bedroom

3.33m x 3.30m

Bathroom

W/C

Porch

FIRST FLOOR

Bedroom

6.43m x 3.45m

Dressing Room

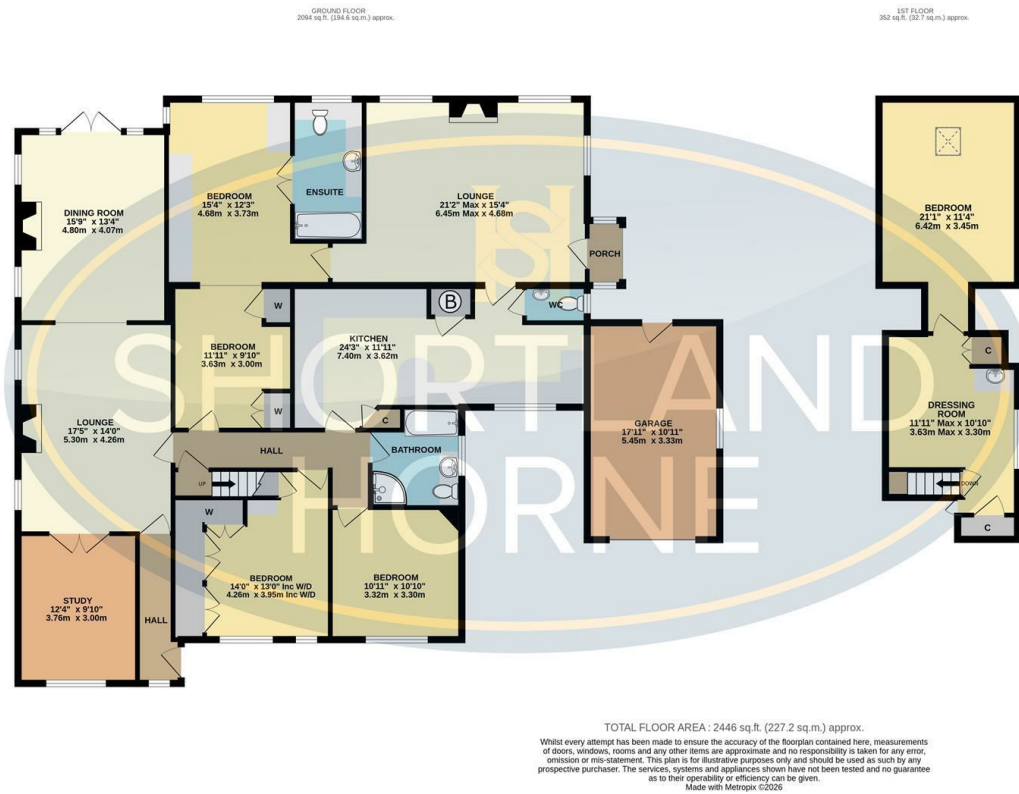
3.63m x 3.30m

OUTSIDE

Garage

5.46m x 3.33m

Floor Plan



Total area: 2446.00 sq ft

Disclaimer

Services All main services are understood to be available. Prospective purchasers are however recommended to verify connection with the appropriate suppliers.

Fixtures and Fittings Excluded unless referred to in the sale particulars. Photographs are for illustrative layout purposes only and items shown are not included unless specifically mentioned in contract documentation. Please note: wide angle lens photography may be used, in certain instances, sometimes resulting in slight distortion.

Viewing Strictly by arrangement through Shortland Horne.

Measurements Room measurements and floor plans are for guidance purposes only and are approximate.

Purchase Procedure It is essential to contact our offices before applying for a mortgage or arranging for a survey on this or any other Shortland Horne property to confirm current availability.

Money Laundering We have in place procedures and controls, which are designed to forestall and prevent Money Laundering. If we suspect that a supplier, customer/client, or

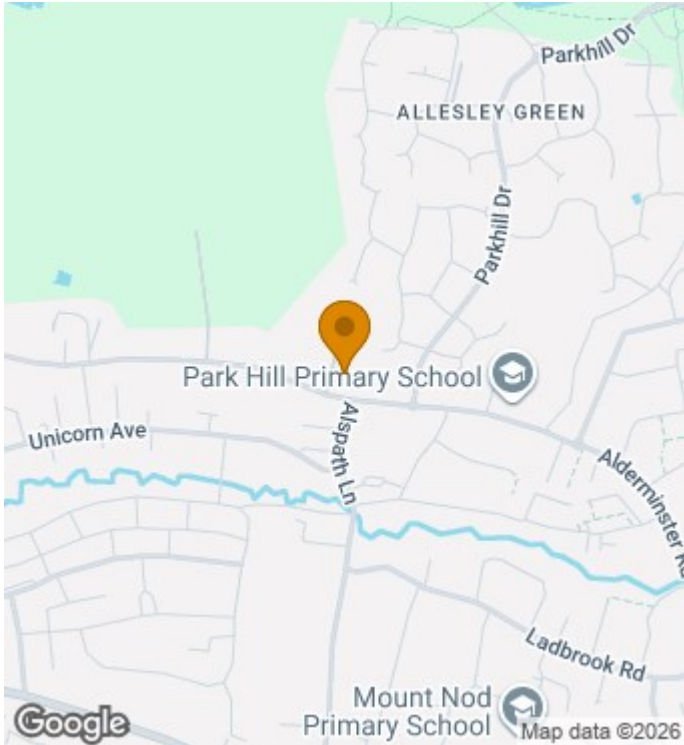
employee is committing a Money Laundering offence as defined by the Proceeds of Crime Act 2002, we will in accordance with our legal responsibilities disclose the suspicion to the National Criminal Intelligence Service. Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

Appliances We would ask that you note that the property may contain appliances that would warrant checking for satisfactory working condition and you may wish to arrange this at your own expense prior to legal commitment.

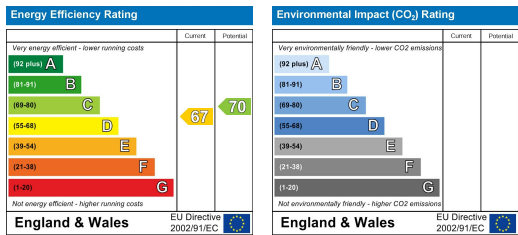
Referrals If Shortland Horne have introduced you to a Solicitor, Mortgage Advisor or Surveyor with whom we have a business relationship we are required by the Code of Conduct published by the NAEA propertymark to notify you that we will receive a referral fee. The fee for these services will vary depending on the transaction and intermediary may make to attract business.

Shortland Horne's Mortgage Advisor is Midland Financial Planning Limited, a partner practices of St. James's Place. For referring business to Midland Financial Planning Limited Shortland Horne will receive up to 50% of any commissions earned. You do not have to use the service of any of our providers and can choose to source the service from someone else. Any advice that is provided will be independent.

Location Map



EPC



Trusted
Property Experts