





Property Description

This well presented detached family home is situated on Tamworth Road, close to local amenities, transport links and is in the catchment area for Coundon Court and Keresley Grange schools. The accommodation briefly comprises: ground floor lounge and a fitted kitchen/diner with French doors opening onto the rear garden and a utility room with a w/c. To the first floor there are three bedrooms and a fitted bathroom. Outside there is a block paved driveway to the front with gated access to the rear garden.

Approach

Front door.

Entrance Hall

Stairs to first floor, radiator.

Lounge

Double glazed window to the front elevation, radiator and television point.

Fitted Kitchen/Diner

Range of wall and base mounted units incorporating an inset single drainer sink unit with work surfaces and tiled splashbacks over. Central island, integrated electric oven and electric hob with cookerhood, integrated dishwasher, double glazed window to the rear elevation and double glazed French doors leading to the rear garden.

Utility/Toilet

Housing wash hand basin and toilet.

First Floor Landing

Doors to;

Bedroom One

Double glazed window to the front elevation and radiator.

Bedroom Two

Double glazed window to the rear elevation and radiator.

Bedroom Three

Double glazed window to the rear elevation and radiator.

Fitted Bathroom

Tiled, comprising bath with shower over, wash hand basin set into vanity unit, toilet, inset spotlights and double glazed window to the front elevation.

Outside

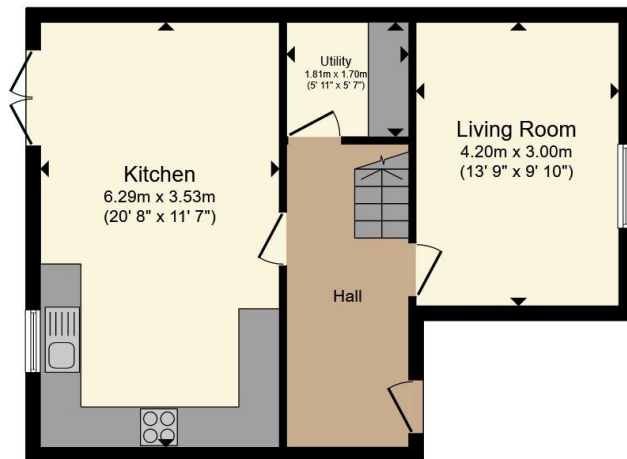
Front Of Property

Block paved driveway suitable for multiple vehicles and with gated pedestrian access to the rear garden.

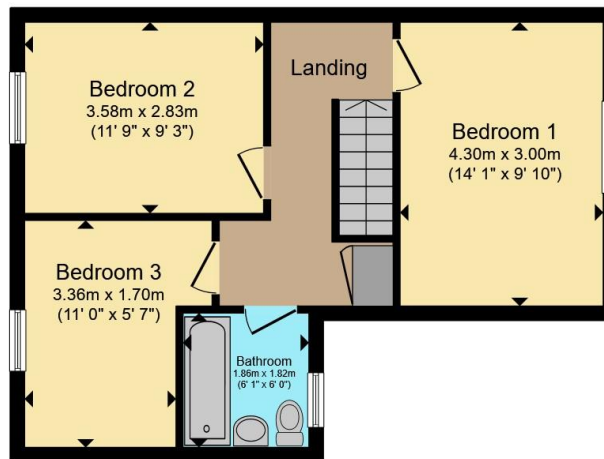
Rear Garden

Patio area with built in veranda and an astro-turfed section.





Ground Floor



First Floor

Total floor area 91.9 m² (989 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

T 02476 553 093
E coventry@connells.co.uk

38 New Union Street
 COVENTRY CV1 2HN

EPC Rating: C Council Tax
 Band: D

view this property online connells.co.uk/Property/COV323759



Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS 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. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: COV323759 - 0004