

Connells

Astoria Drive
Coventry

Astoria Drive
Coventry CV4 9ZY

for sale
£260,000







Property Description

Situated in a popular and well-established residential location, this beautifully presented three-bedroom terraced home offers spacious and versatile accommodation ideal for first-time buyers, growing families, and investors alike.

The ground floor comprises a welcoming entrance hall, convenient guest WC, and a modern fitted kitchen/diner providing an excellent space for both everyday living and entertaining. The bright and comfortable living accommodation enjoys views over the rear garden, creating a pleasant family environment.

To the first floor, there are three well-proportioned bedrooms, including a principal bedroom benefiting from an en-suite shower room, together with a contemporary family bathroom. Externally, the property enjoys a low-maintenance rear garden, perfect for outdoor relaxation, along with allocated parking.

Located within easy reach of local amenities, well-regarded schools, transport links, and Coventry city centre, this attractive home combines convenience with comfortable modern living and should be viewed to be fully appreciated

Approach

UPVC double glazed door leading to:

Entrance Hall

Stairs rising to the first floor, radiator and doors to:

Cloakroom

Low level wc, wash hand basin and double glazed window to the front aspect.

Living Room

Double glazed window to the front aspect, radiator and gas fire.

Kitchen/Diner

The kitchen comprises of a range of wall and base mounted units incorporating a stainless steel sink drainer unit with worksurfaces and splashbacks over. Gas hob with hood above, electric oven, plumbing for washing machine, double glazed window to the rear aspect and double glazed french doors opening onto the rear garden.

First Floor Landing

Access to loft, cupboard and doors to:

Bedroom One

Double glazed window to the front aspect, radiator and door to:

En-Suite

Being tiled and comprises of a shower cubicle, low level wc, wash hand basin, radiator, extractor fan and shaver point.

Bedroom Two

Double glazed window to the rear aspect and a radiator.

Bedroom Three

Double glazed window to the rear aspect and a radiator.

Bathroom

Being tiled and comprises of a bath with shower over, low level wc, wash hand basin set within a vanity unit, radiator and double glazed window to the front aspect.

Outside

To the front of the property is slate area.

To the rear is a patio beyond being astroturfed with a rear gate.

Rear

Parking for two vehicles and access to the garage.

Garage

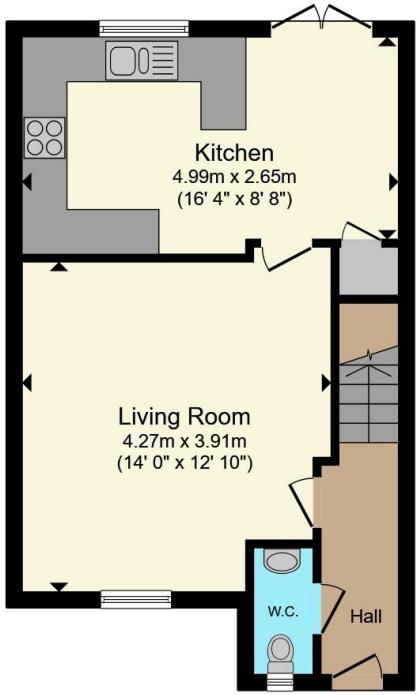
Accessed via an up and over door.

Buyer Aml Fee

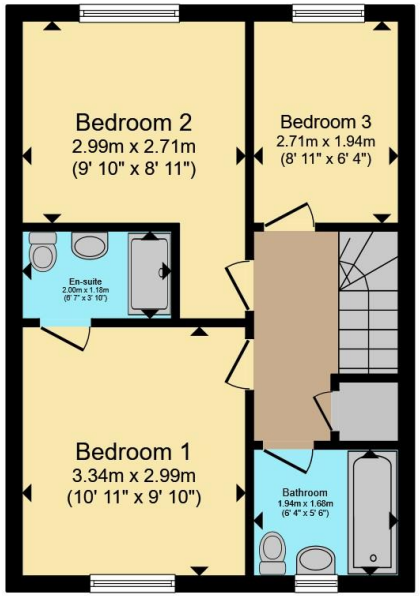
Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



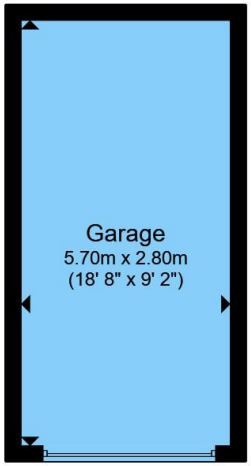




Ground Floor



First Floor



Garage

Total floor area 92.8 m² (999 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

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38 New Union Street
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EPC Rating: Awaited

Council Tax Band: C

view this property online connells.co.uk/Property/COV324462

Tenure: Freehold

The Property Ombudsman

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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 Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.